Prepared by: Bone & Woods, P.C.
Tenth Floor
US Bank Building
Nashville, Tennessee 37219

Address New Owner:	Send Tax Statements to:	Map and Parcel No.
United Southern Bank of Nashville 200 Fourth Avenue North Nashville, Tennessee 37219	SAME	33-1 6 10D-49810

BOOK 5868 PAGE 660

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments, made and provided for in a Deed of Trust dated October 23, 1978, executed by Charles Roth Brown and wife, Irene Brannen Brown, to Richard Ashworth, Trustee, which is recorded in Book 5354, page 252, Register's Office for Davidson County, Tennessee, and Sam J. McAllester, III, was appointed Substitute Trustee in Book 5855, page 511, Register's Office for Davidson County, Tennessee, and the entire indebtedness was declared due and payable, and payment not having been made as demanded, and having been requested so to do by the lawful holder and owner of the indebtedness secured by said Deed of Trust, I, Sam J. McAllester, III, Substitute Trustee, caused said real estate to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 o'clock Noon, Wednesday, March 31, 1982, at the front door of the Metropolitan Davidson County Courthouse, Nashville, Tennessee, to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower, and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims, and unpaid taxes that might be a lien against the property, which may be a lien against said property, I, Sam J. McAllester, III, Substitute Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of Thirty Thousand Dollars ($30,000) by United Southern Bank of Nashville, and said property was knocked off and sold to United Southern Bank of Nashville.

NOW, THEREFORE, in consideration of the premises and the sum of Ten Dollars ($10.00) cash in hand paid by United Southern Bank of Nashville, I, Sam J. McAllester, III, Substitute Trustee, have this day bargained and sold and by these presents do transfer and convey to its heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

Lot 48 on the Plan of Plantation Estates, Section 3, as of record in Book 3700, page 141, Register's Office, Davidson County, Tennessee, but as altered by survey dated April 9, 1971 made by John Kohl, Nashville, Tennessee.

Said Lot No. 48 fronts 130.50 feet on the easterly margin of Carlin Drive and runs back between unparallel lines which measure 410 feet on the north side line, 385 feet on the south side line and 101 feet on the rear.

Being the same property conveyed to Irene Brannen Brown by deed from Robert M. Garfinkle, Trustee, of record in Book 5631, page 651, Register's Office for Davidson County, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estates, title and interest thereto belonging to United Southern Bank of Nashville, its heirs and assigns, forever.

And I covenant with the said United Southern Bank of Nashville, that I am lawfully seized and possessed of said real estate as Substitute Trustee only, and by the terms of the above mentioned Deed of Trust, have a good right to sell and convey the same, and that the same is unencumbered, except for any and all mortgages, liens, claims and unpaid taxes that may be a lien against the said real estate.

I further covenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to United Southern Bank of Nashville, its heirs and assigns, against the lawful claims of any persons claiming by or through me as Trustee, but no further or otherwise; it being my intention only to convey to Grantee no greater title in the subject real estate than I received as Trustee.

Witness my hand this 31st day of March, 1982.

SAM J. McALLESTER, III
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Renee D. Gentry, a Notary Public in and for the State and County aforesaid, Sam J. McAllester, III, Substitute Trustee, with whom I am personally acquainted, the within named bargainor, and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal at Nashville, Tennessee, this 31st day of March, 1982.

RENEE D. GENTRY NOTARY PUBLIC DAVIDSON COUNTY

Renee D. Gentry
NOTARY PUBLIC

My Commission Expires: 10/1/82

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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The actual consideration or value, whichever is greater, for this transfer is $30,000.00.

AFFIANT

Subscribed and sworn to before me this 31st day of March, 1982.

NOTARY PUBLIC

My Commission Expires: 10-17-82

RUSH

IDENTIF. REFERENCE

APR 1 3 15 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

68571

9920 04/01 87.50- CHECK

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

30000.00- CO
78.00 CO TX
.50 PRFEE
9.00 WDEED
CHECK 87.50-
9920A04/01/82 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

G 8.5 5 7 1

IDENTIF. REFERENCE

APR 1 3 15 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

No. 874150