TRUSTEE'S DEED BOOK 6638 PAGE 66

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
McClintock and Harris Partnership 120 Cedarwood Lane Nashville, TN 37115	Same	Map 93-13 Parcel 389

This instrument prepared by: Boult, Cummings, Conners & Berry (SLW)
P.O. Box 198062, Nashville, Tennessee 37219

WHEREAS, Alan Messer, by Deed of Trust (the "Deed of Trust") dated March 22, 1985, transferred and conveyed to Samuel D. Lipshie, Trustee, the property described in Exhibit A hereto (the "Property") (said Deed of Trust being of record in Book 6516, page 225, Register's Office for Davidson County, Tennessee); and

WHEREAS, the indebtedness secured by the Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the Trustee to foreclose the Deed of Trust; and

WHEREAS, the Trustee, after due advertisement as required by law and as required by the terms of the Deed of Trust, offered the Property for sale to the highest bidder for cash, at public outcry, free from the equity of redemption, statutory right of redemption, homestead, dower and all other exemptions, all of which are expressly waived in the Deed of Trust, at twelve o'clock (noon), August 23, 1985, at the Davidson County Courthouse, Nashville, Tennessee when and where McClintock and Harris Partnership, a Tennessee general partnership ("Grantee"), became the last and highest bidder for cash at the price of Twenty-Five Thousand and No/100 Dollars ($25,000.00).

NOW, THEREFORE, in his capacity as Trustee, and not otherwise, and in consideration of the premises and payment of the sum stated above, the receipt and sufficiency of which are acknowledged, Samuel D. Lipshie, Trustee hereby conveys the Property to the Grantee and the Grantee's heirs or successors and assigns.

TO HAVE AND TO HOLD said land in as full and complete manner as the undersigned, in his capacity as Trustee, and not otherwise, has the power to convey the same.

Samuel D. Lipshie, as Trustee, and not otherwise, warrants the title to the Property to the Grantee and Grantee's heirs or successors and assigns, against the lawful claims of all persons claiming by, through or under him. The Property is sold, however, without any other warranty as to the quantity or quality thereof, and expressly subject to the following:

1. Any and all unpaid taxes and assessments, plus interest and penalty, if any.

2. State tax lien of record in Book 6281, page 2, Register's Office for Davidson County, Tennessee.

3. Plan of record in Book 1, page 64, Chancery Court Clerks Office for Davidson County, Tennessee.

4. Deed of Trust of record in Book 6214, page 603, said Register's Office.

5. Any and all other prior restrictions, encumbrances, or liens of any nature.

Words used herein indicating number or gender shall be read as context may require.

Dated this 23rd day of August, 1985.

Samuel D. Lipshie, Trustee

Samuel D. Lipshie, as
Trustee, and not otherwise

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Samuel D. Lipshie, Trustee, the bargainor, with whom I am personally acquainted (or to me proved on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 23rd day of August, 1985.

Steven L. West

Notary Public
My Commission Expires: 10/19/86

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $130,000.00.

McClintock & Davis, Partnership

AFFIANT

By: Earl Potter, McClintock, Partner

Subscribed and sworn to before me this 23rd day of August, 1985.

Steven L. West

Notary Public

My Commission Expires: 10/19/86

EXHIBIT "A"

LAND in Davidson County, Tennessee, being the west part of Lot No. 62 on the Plan of Sigler's Plan, as of record in Plat Book 1, page 4, Chancery Court Clerks Office of Davidson County, Tennessee.

Said west part of Lot 62 fronts 55 feet on the northerly side of South Street and runs back between parallel lines 205 feet, to a dead line in the rear.

BEING the same property conveyed to Alan Messer and wife, Kathy Messer, by deed from Alfred C. Galloway and wife, Lettis S. Galloway, of record in Book 5691, page 228, Register's Office for Davidson County, Tennessee. Kathy Messer, Kathy McClintock Messer, Kathy McClintock and Kathy J. Messer are one and the same person.

3 1 0.9 6

IDENTIFICATION REFERENCE

AUG 23 3 59 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

RUSH

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6638 PAGE 69

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

130000.00- CONT.
338.00 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 347.50-
0508A08/23/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31096

IDENTIFICATION REFERENCE

AUG 23 3 59 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 166398