This instrument was prepared by:

STINNETT & WILKINSON, Attorneys
108 South Main Street
Ashland City, Tennessee 37015

Map 30
Par 187 a:

Address new owner:

David R. Wade, III
4348 Beekman Drive
Nashville, TN 37215

BOOK 6599 PAGE 411

Send tax bills to:

Same as new owner

Map
Parcel

STATE OF TENNESSEE
COUNTY OF CHEATHAM

I hereby swear or affirm that the actual consideration for the transfer, or value of the property transferred, whichever is greater, is $ 8,400.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

James W. Stinnett, Jr. Agt.
Affiant

Sworn to and subscribed before me this the 23rd day of August, 1985.

Notary Public

My Comm. Exp. 3-24-88

TRUSTEE'S DEED

WHEREAS, on June 8, 1984, Robert Dunn and wife, Stormy Kathryn Dunn executed to Kenneth Ballew, Trustee an Installment Deed on the land hereinafter described, and to secure and make certain the payment of a certain note therein described, which deed is recorded in Book 6314, page 505, Register's Office for Davidson County, Tennessee, to which record reference is here expressly made; and

WHEREAS, James W. Stinnett, Jr. having been appointed Successor Trustee, by instrument of record in Book 6599, page 164, Register's Office for Davidson County, Tennessee; and

WHEREAS, default occurred in the payment of said note and same remained past due and unpaid, and at the request of the lawful holder and owner of said note, James W. Stinnett, Jr., Successor Trustee, advertised said land for sale by three publication notices appearing in the Nashville Record, on August 1, 8 and 15, 1985, and on August 23, 1985, at the front door of the Courthouse in Nashville, Tennessee, offered said land for sale to the highest bidder for cash, as provided in said advertisement, and pursuant to the authority vested in said Successor Trustee, David R. Wade, III became the purchaser for the sum of Eight Thousand Four Hundred & No/100-Dollars ($8,400.00) that being the highest, last and best bid received.

NOW, THEREFORE, for and in consideration of the sum of Eight Thousand Four Hundred-- Dollars ($8,400.00), which has been paid in cash, the receipt of which is hereby acknowledged, I, James W. Stinnett, Jr., Successor Trustee, by virtue of the power vested in me, have this day bargained and sold, and by these presents do hereby sell, transfer and convey unto the said David R. Wade, III, his heirs and assigns,

certain real estate located in Davidson County, Tennessee, to-wit:

BEGINNING at an iron pin in the northerly margin of Seymour Hollow Road, said point being the northeast corner of the property conveyed to David L. Gunderson and wife, by deed of record in Book 4152, page 910, Register's Office for said County; thence with Gunderson's northerly boundary, South 75° 29' 49" West 265.83 feet to an iron pin; thence South 77° 41' 04" West 471.90 feet to an iron pin; thence North 86° 26' 19" West 700.00 feet to a point; thence North 8° 19' 54" East 641.50 feet to a point; thence South 56° 08' 28" East 700.00 feet to an iron pin; thence South 85° 39' East 272.89 feet to an iron pin; thence North 88° 41" East 115.32 feet to an iron pin; thence North 89° 04' 33" East 165.00 feet to an iron pin; thence South 75° 57' 48" East 177.06 feet to an iron pin; thence South 16° 35' 08" East 65.37 feet to the point of beginning, containing 10.10 acres, more or less.

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This conveyance is subject to 1985 taxes and all back taxes.

TO HAVE AND TO HOLD said property to the said grantee , his heirs and assigns, forever.

I covenant, as Successor Trustee, that I have the right to convey said property, and I convey to the said grantee the benefit of the covenant of seizin and general warranty contained in said deed, which provided that the purchaser should get an absolute title to said land; but I do not warrant the title personally as Successor Trustee, or for the beneficiary for whom I have acted in the sale of said land.

WITNESS my hand this the 23rd day of August, 1985.

James W. Stinnett, Jr.
SUCCESSOR TRUSTEE

STATE OF TENNESSEE
COUNTY OF CHEATHAM

Personally appeared before me, the undersigned, a Notary Public in and for said State and County, James W. Stinnett, Jr., Successor Trustee, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office in Ashland City, Tennessee, this the 23rd day of August, 1985.

Jean H. Buck
Notary Public

My Commission Expires: 7-24-88

NOTARY PUBLIC

3 1 4 5 2

IDENTIFICATION REFERENCE

AUG 26 2 16 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT

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

RECEIVED OF_____

FOR_____

BOOK 6639 PAGE 443

CO -CONVEYANCE
MO -MORTGAGE
WD -WARRANTY DEED
TD -TRUST DEED

CC -CERTIFIED COPY
REL -RELEASE
UCC -UNIFORM COMMERCIAL CODE

MISC -MISCELLANEOUS
COTX -STATE TAX CONVEY
MOTX -STATE TAX MORT
PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

840.00- CAPT.
21.84 CSTAX
.50 PRFEE
6.00 MISC.
CHECK 28.34-
0942A08/26/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

31452

IDENTIFICATION REFERENCE

Aug 26 2 16 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 166824