This instrument prepared by:
WALT, DYER & JAMES, ATTYS.
Suite C-300
2002 Richard Jones Road
Nashville, Tennessee 37215

Map: 108-12-A

Par: 37

# T R U S T E E'S  D E E D

BOOK 6767 PAGE 884

THIS INSTRUMENT made and entered into on this 8th day of January, 1986, by and between JAMES A. WAECHTER, Substitute Trustee, appointed Substitute Trustee by instrument of record in Book 6724, page 537 , at the Register's Office for Davidson County, Tennessee, Party of the First Part and Federal Savings And Loan Insurance Corporation as Receiver For Community Federal Savings and Loan Association of Nashville, Party of the Second Part.

## W I T N E S S E T H

WHEREAS, by Deed of Trust dated April 13 , 1984 , and of record in Book 6270, page 393 , in the Register's Office for Davidson County, Tennessee, Progressive Construction, Inc., conveyed to Alfred C. Galloway, Trustee, the hereinafter described real estate to secure to Community Federal Savings & Loan Association of Nashville the payment of one note in the amount of $ 46,000.00and,

WHEREAS, default was made in the payment of said note and the holder thereof having directed the Party of the First Part to sell said property, as provided by said Deed of Trust, the Party of the First Part did, by publication in the Nashville Record, advertise the said property to be sold on this date, and pursuant to said publication, on this date, during the legal hours, the Party of the First Part offered said property for sale at the front door of the court house in Nashville, Davidson County, Tennessee, after receiving competitive bids, sold said property to Federal Savings and Loan Insurance Corporation as Receiver for Community Federal Savings And Loan Association of Nashville, at the price of $41,802.43 this being the highest,last and best bid.

NOW THEREFORE, THIS DEED WITNESSETH: THAT FOR AND IN CONSIDERATION of the sum of $ 41,802.43 cash in hand paid, the receipt of which is hereby acknowledged, the Party of the First Part has this day bargained and sold and does hereby sell, transfer and convey unto Party of the Second Part, its/their sucdessors, heirs and assigns, forever, the following described tracts of land, to wit:

Being Unit No. 37, Lot #35, on the Plan of Quail Valley, Section Four, Phase VII, on the Condominium Site Plan of record in Plat Book 5200, page 522, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Progressive Construction, Inc., by Deed of Record in Book 6142, page 61, said Register's Office.

7.8 FT.

FT REFERENCE

2 28 PM '86

WILSON II REGISTER
ISBN COUNTY, TN

This property is known as 3300 Quail View Road; Nashville, Tennessee.



TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging, unto Part of the Second Part, its/their successors/ heirs and assigns, in fee simple, forever, but subject to any real estate taxes or rights of equity of redemption, if any.

AND PARTY OF THE FIRST PART, as TRUSTEE does hereby transfer assign and set over unto Party of the Second Part all of the covenants and warranties contained in the aforesaid Deed of Trust and does hereby warrant the title as fully as he is authorized to do as trustee but not further or otherwise.

WITNESS MY HAND this the 8 day of JANUARY, 1986.

James A. Waechter, Substitute Trustee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named JAMES A. WAECHTER, Substitute Trustee the bargainor , with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAT AT NASHVILLE, TENNESSEE, this 8 day of JANUARY 1986.

Commission Expires 3/8/89

Notary Public

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The Actual Consideration or Value, whichever is greater, for this transfer is $ 41,802.43. Affiant

Subscribed and sworn to before me, this the 8 day of JANUARY 1986.

Notary Public

My Commission Expires 3/8/89

ADDRESS NEW OWNER AS FOLLOWS:

Federal Savings and Loan Insurance
Corporation as Receiver for Community
Federal Savings and Loan Association
20 North Clark Street
Suite 400
Chicago, Illinois, 60602

SEND TAX BILL TO: Same