This Instrument Prepared By:
POPE, LANGFORD & ARMISTEAD, P.C.
Suite 900, Vanderbilt Plaza
2100 West End Avenue
Nashville, Tennessee 37203

Address New Owner:	Send Tax Statements to:	Map and Parcel No.
Commerce Union Bank	SAME	33-6-14
One Commerce Place		
Nashville, Tennessee 37219		

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments, made and provided for in a Deed of Trust dated September 8, 1981 executed by Walter H. Lewis, Jr. and wife, Bobbie R. Lewis, to Stephen C. Baker, Trustee, which is recorded in Book 5795, Page 640, Register's Office for Davidson County, Tennessee; and

WHEREAS, Commerce Union Bank, the owner and holder of the indebtedness secured by said Deed of Trust of record in Book 5795, page 640, Register's Office for Davidson County, Tennessee, replaced said Trustee by naming Jefferson H. Ockerman as Substitute Trustee by an instrument of record in Book 6413, page 572, Register's Office for Davidson County, Tennessee; and

WHEREAS, Jefferson H. Ockerman is unable to act as Substitute Trustee under said Deed of Trust and Sam J. McAllester, III has been appointed Substitute Trustee by Commerce Union Bank, the owner and holder of said Note, Deed of Trust, etc. by an instrument of record in Book 6761, Page 55, 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, Commerce Union Bank, the lawful holder and owner of the indebtedness secured by said Deed of Trust; and

WHEREAS, 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 on Monday, May 19, 1986 at the front door of Metropolitan Davidson County Courthouse, Nashville, Davidson County, Tennessee to be knocked off and sold 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 which may be a lien against said property; and

WHEREAS, 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 Eight Thousand One Hundred Thirty One and 52/100 ---------- Dollars ($ 8,131.52) by Commerce Union Bank (hereinafter referred to as the "Grantee") and said property was knocked off and sold to the Grantee.

NOW, THEREFORE, in consideration of the premises and the sum of Eight Thousand One Hundred Thirty One and 52/100---------- Dollars ($ 8,131.52) cash in hand paid by the Grantee, I, Sam J. McAllester, III, Substitute Trustee, have this day bargained and sold and by these presents do transfer and convey to Grantee, its heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

Being Lot No. 8 on the Plan of Plantation Estates, as of record in Book 3842, page 40, Register's Office for said County.

Said Lot No. 8 fronts 130 feet on the northwesterly side of Old Dickerson Road, and extends back 339 feet on the northeasterly line and 315 feet on the southwesterly line, to a line in the rear on which it measures 141.55 feet.

Being the same property conveyed to Walter H. Lewis, Jr. and wife, Bobbie R. Lewis, by deed from Douglas R. Berry and wife, Mary N. Berry, of record in Book 5495, page 706, Register's Office for Davidson County, Tennessee, and by Deed of Correction of record in Book 5795, page 637, Register's Office for Davidson County, Tennessee.

Said property is known as 1093 Old Dickerson Road, Nashville, Davidson County, Tennessee 37207.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the Grantee, its/their heirs and assigns, forever.

And I covenant with the said Grantee 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 same is unencumbered except for any and all mortgages, liens, claims, and any and all unpaid taxes that may be a lien against said real estate.

I further convenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to the Grantee, its/their 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 and that, as Trustee, I have the right to sell and convey.

Witness my hand this 19th day of May, 1986.

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, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 19th day of May, 1986.

NOTARY PUBLIC

My Commission Expires: July 27, 1986

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 8,131.52.

AFFIANT

Subscribed and sworn to

before me this 19th day

of May, 1986.

NOTARY PUBLIC

My Commission Expires: July 27, 1986

02207

IDENTIFICATION REFERENCE

MAY 19 3 48 PM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 6861 PAGE 463

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
			8131.52-	CAMT,
			21.06	CSTAX
			.50	PRFEE
			9.00	WDEED
			CHECK	30.56-
5704A05/19/86			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02207

IDENTIFICATION REFERENCE

MAY 19 3 40 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 249494