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PREPARED BY:
Fred E. Cowden, Jr.
323 Union Street
Nashville, TN 37201
615/255-7496

SUBSTITUTE TRUSTEE'S QUITCLAIM DEED

NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Patricia C. Tanley 4308 Beekman Drive Nashville, TN 37215	Bowest Savings & Loan P. O. Box 85101 San Diego, CA 92138-9165	Map 105-9 Parcel 239

WHEREAS, on the 21st. day of June, 1976, Carlton L. White conveyed the property herein described to John A. Birdsong, Trustee, in an instrument of record in Book 5043, page 177, Register's Office for Davidson County, Tennessee, to secure a note in the amount of Six Thousand Dollars ($6,000.00) payable to Thomas N. Gray, et al; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, the lawful owners and holders of said note having requested Carol Tanley, Substitute Trustee, to sell said property in satisfaction of said indebtedness; and

WHEREAS, the said Carol Tanley, Trustee, did advertise, in accordance with the provisions of said Deed of Trust to sell said property at the south door of the Courthouse in Nashville, Davidson County, Tennessee, on July 29, 1986, at 12:00 noon; and

WHEREAS, on said date, at that time and place stated in said advertisement, the said Carol Tanley, Substitute Trustee, offered the property herein described for sale at public outcry and sold said property to Patricia C. Tanley for the sum of Seven Thousand One Hundred Thirty-Two Dollars ($7,132.00) which amount was the highest, best and last bid received;

NOW THEREFORE, in consideration of the sum of Seven Thousand One Hundred Thirty-Two Dollars ($7,132.00) cash in hand paid, the receipt of which is hereby acknowledged, I, Carol Tanley, Substitute Trustee, do hereby bargain, sell and quitclaim, and by these presents do hereby transfer and convey unto the said Patricia C. Tanley (hereinafter referred to as "Grantees"), their successors, heirs and assigns, the following described parcel of land in Davidson County, Tennessee, more particularly described as follows:

Property commonly known and carrying street address of 1008 Bate Avenue, Nashville, Tennessee, with a six room and bath frame house thereon.

Also described as Land in Davidson County, Tennessee, being Lot No. 13 on the map of W. S. Criddle's Subdivision of Lot No. 1 of the W.L.B. Lawrence Lands, of record in Book 57, Page 84, Register's Office for said county. Said Lot No. 13 fronts 50 feet on the north side of Bate Avenue, formerly Cleveland Avenue, and extends back between parallel lines 145 feet to the south margin of an alley.

Being the same property conveyed to Carlton L. White by deed from Thomas N. Gray, Rosie L. Gray, Herbert E. Phillips and Cassandra Phillips of record in Book 5043, Page 175, said Register's Office.

This is improved property located at 1008 Bate Avenue, Nashville, TN 37207.

To have and to hold said property with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns forever, but subject to any and all unpaid taxes.

And I do further transfer, assign and convey unto the said Grantees all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it I can or should do, but I convey, assign and transfer as Trustee and not any further or otherwise.

WITNESS my hand this 29th day of July, 1986.

Carol Tanley

Carol Tanley, Substitute Trustee

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

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of July, 1986.

Janice M. Flowers

Notary Public

My Commission Expires My Commission Expires March 8, 1989

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Carol Tanley

The actual consideration for this transfer is Seven Thousand One Hundred Thirty-Two Dollars ($7,132.00).

Sworn to and subscribed before me this 29th day of July, 1986.

W. W. Williams

Notary Public

My Commission Expires Aug. 14

30285

IDENTIFICATION REFERENCE

AUG 11 11 14 AM '86

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

RUSH

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

7132.00- CAMT.
19.80 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 26.30-
B560A08/11/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

30285

IDENTIF. REFERENCE

AUG 11 11 14 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 281674