THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS (FRD)
2700 First American Center
Nashville, Tennessee 37238

SUCCESSOR TRUSTEE'S DEED BOOK 6958 PAGE 396

Address New Owner As Follows:	Send Tax Bills To:	Map and Parcel Nos.
FIRST AMERICAN NATIONAL BANK OF NASHVILLE First American Center Nashville, TN 37237	Same	105-4-323 105-4-324 105-8-032 105-8-34 105-8-35 105-8-37

WHEREAS, by Deed of Trust dated January 4, 1984, of record in Book 6210, page 391, Register's Office for Davidson County, Tennessee (the "Deed of Trust"), SOUTHERN OIL SERVICE, INC., a corporation, conveyed to THOMAS W. LAWLESS, Trustee, to secure the indebtedness described in the Deed of Trust, certain real property described on Exhibit A attached hereto (the "Property"); and

WHEREAS, First American National Bank of Nashville, a national banking association, is the lawful owner and holder of the indebtedness described in the Deed of Trust; and

WHEREAS, First American National Bank of Nashville, the lawful holder of the aforesaid indebtedness, has removed the said Thomas W. Lawless as Trustee in the Deed of Trust and has nominated and appointed Stephen L. Uebelhor of Nashville, Tennessee, as Successor Trustee, by Appointment of Successor Trustee of record in Book 6909, page 407, Register's Office for Davidson County, Tennessee, and said Stephen L. Uebelhor is vested with title to the Property for all the purposes of the Deed of Trust and is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the Deed of Trust constitutes the first mortgage lien against the Property; and

WHEREAS, default was made in the payment of the indebtedness described and in the performance of the other covenants and agreements contained in the Deed of Trust, First American National Bank of Nashville, the lawful owner and holder of said indebtedness, did request the undersigned Stephen L. Uebelhor, Successor Trustee, to exercise the power of sale conferred by the Deed of Trust; and

WHEREAS, the undersigned Stephen L. Uebelhor, Successor Trustee, did give notice of the time and place of sale by publication in the Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three (3) consecutive weeks, with the insertion of said advertisement appearing in the issues of said newspaper on July 10, 17, and 24, 1986, respectively; and

WHEREAS, pursuant to said notices, the undersigned Stephen L. Uebelhor, Successor Trustee, by virtue of the provisions of the Deed of Trust, did offer the Property for sale at public outcry to the highest and best bidder for cash in hand free from the right and equity of redemption, homestead, dower and all other exemptions on Monday, August 11, 1986, at 12:00 A.M., at the front (South) door of the Metropolitan Courthouse in Nashville, Tennessee; and

WHEREAS, at said sale, First American National Bank of Nashville made a bid for the purchase of the Property, which was the highest, best and last bid made, the amount of said bid being in the sum of THREE HUNDRED FIFTY THOUSAND DOLLARS ($350,000.00) which has been credited to the indebtedness secured by the Deed of Trust, and other good and valuable consideration, the receipt of which is hereby acknowledged;

NOW, THEREFORE, in consideration of the premises, I, Stephen L. Uebelhor, Successor Trustee, by virtue of the authority granted to me in the Deed of Trust, have bargained and sold and by these presents do transfer and convey to First American National Bank of

Nashville, its successors and assigns, the real property situated in Davidson County, Tennessee, and described on Exhibit A attached hereto.

This conveyance is made expressly subject to any and all unpaid real property taxes, which are assumed by grantee hereunder.

TO HAVE AND TO HOLD said property, together with all the appurtenances, estate, title and interest thereto belonging to First American National Bank of Nashville, its successors and assigns, all the right, title and interest in and to the Property vested in the said Stephen L. Uebelhor, Successor Trustee, and which he has a right to transfer, in as full and ample manner under the Deed of Trust as he can and should do, and he hereby assigns all covenants of warranty contained in the Deed of Trust, but no further or otherwise.

IN WITNESS WHEREOF, the undersigned Stephen L. Uebelhor, as Successor Trustee, has hereunto set his hand on the 23rd day of August, 1986.

Stephen L. Uebelhor, Successor Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, STEPHEN L. UEBELHOR, Successor 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 as Successor Trustee for the purposes therein contained.

WITNESS my hand, at office, this 23rd day of August, 1986.

Notary Public

My Commission Expires:

My Commission Expires Nov. 12, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $350,000.00

Affiant

Sworn to and subscribed before me this 23rd day of August, 1986.

Notary Public

My Commission Expires:

My Commission Expires Nov. 12, 1989

34947

IDENTIFICATION

Aug 25 1 13 PM '86

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

EXHIBIT A

TRACT I:

Land in Davidson County, Tennessee, being the easterly 385 feet of Lots Nos. 3 to 6 inclusive, except the part conveyed by Frank Edelman and wife to The Tennessee Central Railroad Company, by deed of record in Book 273, page 282, Register's Office for said County, on the plan of the James Phillips Heirs Subdivision of Lots Nos. 26, 29 and 30 of the Fair Ground Plan, as of record in Book 161, page 59, said Register's Office.

Said parts of Lots Nos. 3 to 6 inclusive front together 362 feet on the westerly side of Donaldson Street and extend back between parallel lines with the northerly margin of Hart Street, formerly South Hill Street 385 feet to the easterly margin of Creek Street as established by Book 1357, page 420, said Register's Office.

Being part of the real property conveyed to Southern Oil Service by deed from Victor Abeles and wife, Celia Abeles of record in Book 1225, page 377, Register's Office for Davidson County, Tennessee.

TRACT II:

Being part of Lot No. 32 on the Old Fair Ground Plan, as of record in Book 21, page 116, Register's Office for said County, described as follows:

Beginning at the northwest corner of Lot No. 32 of the Plat of the Old Fair Ground, at the intersection of East Hill Street, running east, with South Hill Street, 163 feet; thence south 50 feet; thence west about 162 feet, more or less; thence north along East Hill Street to the beginning.

Being part of Lot No. 32 on the Old Fair Ground Plan, as of record in Book 21, page 116, Register's Office for said County, described as follows:

Beginning on the easterly margin of East Hill Street at Marshall's southwest corner; thence with the easterly margin of said Street, southerly 50 feet; thence easterly 152 feet, more or less, to the west line of Lot No. 33; thence with said line, northerly 50 feet, more or less, to said Marshall's southeast corner; thence with his south line, westerly 157 feet, more or less, to the beginning.

Being the same real property conveyed to Southern Oil Service by deed from Victor Abeles and wife, Celia Abeles of record in Book 932, page 228, Register's Office for Davidson County, Tennessee.

TRACT III:

Being part of Lot No. 32 in the subdivision of the Old Fair Ground Property, as of record in Book 21, page 116 of the Register's Office for Davidson County, Tennessee.

Said part of Lot No. 32 is more particularly described as follows:
Beginning at the southeast corner of said Lot No. 32, running thence with the south margin of said Lot, in a westerly direction 32 feet to a point; running thence in a northerly direction on a line parallel with the east line of said Lot No. 32, 50 feet to a point; thence in a easterly direction 32 feet on a line parallel with the southerly margin of said Lot No. 32 to a point in the east margin of said Lot No. 32; running thence in a southerly direction with the east margin of Lot No. 32, 50 feet to the point of beginning.

Being the same property conveyed to Southern Oil Service, Inc. by deed from Trustees of People No. 2 Spiritual Temple of record in Book 5016, page 152, Register's Office for Davidson County, Tennessee.

TRACT IV:

Land in Davidson County, Tennessee, being Lot No. 33 on the Plan of Subdivision of the Old State Fair Ground Property, as of record in Book 21, page 116, Register's Office for said County.

Said Lot No. 33 begins at a point in the southerly margin of South Hill Street 163 feet easterly from East Hill Street, and runs thence easterly along the southerly margin of said South Hill Street, 100 feet and extends back between parallel lines 199 feet, more or less, to the northerly margin of the Trimble Spring Reserve, and fronts 100 feet on said Reserve.

Being the same real property conveyed to Southern Oil Service, Incorporated by deed from Victor Abeles and wife, Celia Abeles of record in Book 873, page 663, Register's Office for Davidson County, Tennessee.

TRACT V:

Land in Davidson County, Tennessee, being Lots Nos. 34 and 35 on the Plan of Subdivision of the Old Fair Grounds, as of record in Book 21, page 116, Register's Office for said County.

Said Lots Nos. 34 and 35 front 100 feet each on the southerly side of South Hill Street and run back between parallel lines 250 feet to an alley.

Being the same real property conveyed to Nashville Oil Company, a Tennessee, corporation, now Southern Oil Service, by deed from Allen B. Guibert and wife, of record in Book 675, page 750, Register's Office for Davidson County, Tennessee.

TRACT VI:

A parcel of land in Davidson County, Tennessee, and being part of Lot No. 36 in the Old Fair Grounds Subdivision, of record in Plan Book 21, page 116, Register's Office for said County, and described as follows:

BEGINNING at a point in the southerly margin of Hart Street, formerly South Hill Street, said point being 50 feet westwardly from and at right angles to the center line of the Tennessee Central Railway Company main tract; thence southwardly along a line 50 feet westwardly from and parallel to the center line of said main tract 250 feet, more or less, to a point in the northerly margin of an alley, thence westwardly along the north line of said alley 58 feet, more or less, to a point, said point being the southwest corner of Lot No. 36 on the plan above mentioned; thence northerly with the common line between Lots Nos. 36 and 35 on said plan 250 feet, more or less, to a point on the southerly margin of Hart Street; thence eastwardly along the southerly margin of said Hart Street 70 feet, more or less, to the point of beginning.

A parcel of land in Davidson County, Tennessee, and being part of Lot No. 39 in the Old Fair Grounds Subdivision of record in Plan Book 21, page 116, Register's Office for said County, and described as follows:

BEGINNING at a point in the northerly margin of Factory Street, said point being 50 feet westwardly from and at right angles to the center line of the Tennessee Central Railway Company main track; thence northwardly along a line 50 feet westwardly and parallel to the center line of said main tract, 250 feet, more or less, to a point in the south line of an alley; thence westwardly along the south line of said alley 55 feet, more or less, to the northwest corner of Lot No. 39 of said plan; thence southwardly with the common line between Lots Nos. 39 and 40 on said plan 250 feet, more or less, to a point in the north line of Factory Street; thence eastwardly along the north line of said Factory Street 32 feet, more or less, to the point of beginning.

Being the same property conveyed to Southern Oil Service, Inc. by deed from A. Battle Rodes, Trustee of Tennessee Central Railway Company of record in Book 4411, page 226, Register's Office for Davidson County, Tennessee.

TRACT VII:

Land in Davidson County, Tennessee, being Lots Nos. 40, 41 and the easterly 20 feet of Lot No. 42 in the Fairground Addition to Nashville, as of record in Book 21, page 116, Register's Office for said County.

Said Lots Nos. 40, 41, and part of Lot No. 42 front together 220 feet on the northerly side of Factory Street and run back between parallel lines 250 feet to an alley.

Being the same real property conveyed to Southern Oil Service, by deed from Victor Abeles of record in Book 998, page 23, Register's Office for Davidson County, Tennessee.

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

RECEIVED OF _____

FOR _____

BOOK 6958 PAGE 400

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
			350000.00- CAMT	
			980.00 CSTAX	
			.50 PRFEE	
			12.00 WDEED	
			CHECK 992.50-	
			3863A08/25/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

34947

IDENTIFICATION

AUG 25 1 13 PM '86

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 286856