This Instrument Was Prepared By:

Robert Greene
Attorney at Law
Suite 201, Citizens Plaza
Nashville, Tennessee 37219

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by a Deed of Trust, dated the 29th day of January 1981, of record in Book 5709, page 635, Register's Office for Davidson County, Tennessee, **PHILLIP WRIGHT, JR.** conveyed the herein described property to RICHARD A. LEWIS, TRUSTEE, to secure an indebtedness to CITIZENS SAVINGS BANK AND TRUST COMPANY, evidenced by a promissory Deed of Trust lien note dated even date of said Deed of Trust; and

WHEREAS, by instrument dated April 10, 1987, of record in Book 7211, page 87, Register's Office for Davidson County, Tennessee, HENRY HILL, JR. was appointed and substituted as Trustee in the place and stead of RICHARD A. LEWIS; and

WHEREAS, default was made in the payment of said note and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand on me, as Trustee, to foreclose on said property; and,

WHEREAS, I caused said property to be advertised in The Nashville Record, a newspaper published in Davidson County, Tennessee, all in accordance with the terms and conditions of said Deeds of Trust, to sell said property at 12:00 O'clock Noon, on the 2nd day of June, 1987, at the front door of the Courthouse, in Davidson, Tennessee, for cash; and,

WHEREAS, the sale was conducted on the date and at the time stated above and was sold subject to all restrictions of record, mortgages or liens, taxes and statutory right of redemption; and,

WHEREAS, the highest, last and best bid received was in the amount of NINE THOUSAND SEVEN HUNDRED FIFTY AND NO/100 DOLLARS ($9,750.00) cash, said offer and bid having been made by CITIZENS SAVINGS BANK AND TRUST COMPANY;

NOW, THEREFORE, in consideration of said sum, I, HENRY HILL, JR., SUBSTITUTE TRUSTEE, having bargained and sold and by these presents do transfer and convey unto the said CITIZENS SAVINGS BANK AND TRUST COMPANY, its successors, heirs, and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 24 of George W. Stainback's Corrected Plan, as of record in Book No. 161, page 141, Register's Office of Davidson County, Tennessee.

Said Lot No. 24 fronts 50 feet on the east side of Pennock Avenue and extendsback between parallel lines 150 feet, more or less to an alley in the rear.

Being the samae property conveyed to Phillip Wright, Jr. by deed from Robert W. Parkhurst and Edd R. Turner III, of record in Book 5344, page 28, Register's Office for Davidson County, Tennessee.

Also, being the same property conveyed to Phillip A. Wright, Jr. by Quitclaim Deed from Rose A. Wright of record in Book 6541, page 683, Register's Office of Davidson County, Tennessee.

This is improved property known as 1011 Pennock Avenue, Nashville, Tenenssee.

TO HAVE AND TO HOLD said tract or parcel of land with the appurtenances, estate, title, and interest thereto belonging to the said CITIZENS SAVINGS BANK AND TRUST COMPANY, its successors, heirs, and assigns, forever;

THIS conveyance is made by me as Trustee, but no further or otherwise, and said property is hereby conveyed subject to all unpaid taxes, mortgages, easements, restrictions of record, and the statutory right of redemption.

WITNESS MY HAND this the 30th day of June, 1987.

Henry Hill, Jr.
HENRY HILL, JR., SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, Notary Public in and for said County and State, the within named HENRY HILL, JR., 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 and hand official seal at Nashville, Tennessee, this the 30th day of June, 1987.

Jacqueline Orr Higgins
NOTARY PUBLIC

My commission expires: 4/17/88

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater is $11,675.00.

AFFIANT Henry Hill, Jr.
HENRY HILL, JR., Substitute Trustee

Subscribed and sworn to before me this 30th day of June, 1987.

Jacqueline Orr Higgins
NOTARY PUBLIC

My commission expires: 4/17/88

SEND TAX BILLS TO NEW OWNER:

Citizens Savings Bank & Trust Co.
401 Charlotte Avenue
Nashville, Tennessee 37219

MAP & PARCEL NUMBERS:

82-3-309

Field Book 20W22725

44380

IDENTIFICATION REFERENCE

JUL 9 2 35 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7292 PAGE 786

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

11675.00- CAMI.
32.75 STAT
.50 PREP
9.00 MISC
CHECK 42.25-
0267A07/09/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.4.3.8.0

IDENTIFICATION REFERENCE

JUL 9 2 35 PM '87

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

No. 102474