THIS INSTRUMENT PREPARED BY: Allison G. Lucas, Attorney at Law, Sixteenth Floor, First American Center, Nashville, Tennessee 37237

Address of New Owners:
First American National Bank
c/o Dolores Wyatt
First American Center
Nashville, TN 37237-1006

Send Tax Statements To:
Same

Map & Parcel:
91-7-121

BOOK 7402 PAGE 496

SUBSTITUTED TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments, provided for in a Deed of Trust dated May 22, 1987, executed by Doris A. Boyce and husband, Donald E. Sharp, which is recorded in Book 6866, Page 60, Register's Office for Davidson County, Tennessee; and,

WHEREAS, Allison G. Lucas, was appointed Substitute Trustee by an instrument of record in Book 7366, Page 825, Register's Office for Davidson County, Tennessee; and,

WHEREAS, the entire indebtedness was declared due and payable; by the lawful holder and owner of the indebtedness secured by said Deed of Trust; and,

WHEREAS, payment not having been made as demanded, I, Allison G. Lucas, Substitute Trustee, advertised in accordance with the provisions of said Deed of Trust that said property would be sold at 12:00 o'clock noon, November 12, 1987, at the south door of the Davidson County Courthouse, Nashville, Tennessee, 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 that may be a lien against the property; and,

WHEREAS, I, Allison G. Lucas, 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 Twenty-One Thousand Five Hundred Sixty-Seven and 20/100 ($21,567.20) Dollars by First American National Bank of Nashville and said property was knocked off and sold to First American National Bank of Nashville.

NOW, THEREFORE, in consideration of the premises and the sum of Twenty-One Thousand Five Hundred Sixty-Seven and 20/100 ($21,567.20) Dollars cash in hand paid by First American National Bank of Nashville, I, Allison G. Lucas, Substitute Trustee, have this day bargained and sold and by these presents do transfer and convey to First American National Bank of Nashville, its successors and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee and described as follows:

BEING Lot No. 1120 and the westerly 8 and 1/3 feet of Lot No. 1118, Block 174, Plan No. 1, West Nashville, as of record in Book 57, pages 74 and 75, Register's Office for said County.

SAID Lot and part of said lot front together 33 and 1/3 feet on the southerly side of Tennessee Avenue and run back between parallel line 150 feet to an alley.

BEING the same property conveyed to Doris Boyce, a single person, by deed from Harold L. Mayberry and wife, Clara Lynn Mayberry of record in Book 6702, page 300, Register's Office for Davidson County, Tennessee.

This is improved property known as 5213 Tennessee Avenue, Nashville, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to First American National Bank of Nashville, its successors and assigns, forever.

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

I further covenant and bind myself, my heirs and assigns, to warrant and forever defend the title to said real estate to First American National Bank of Nashville, its successors and assigns, against the lawful claims of any persons claiming by or through me as Substitute Trustee, but no further or otherwise; it being my intention only to convey to First American National Bank of Nashville no greater title in the subject real estate than I received as Substitute Trustee.

Witness my hand this 12th day of November, 1987.

Allison G. Lucas
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Martha A. Malone, A Notary Public in and for the State and County aforesaid, Allison G. Lucas, Substitute Trustee, with whom I am personally acquainted, the within named bargainor, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 12th day of November, 1987.

NOTARY PUBLIC

NOTARY PUBLIC AT

My Commission Expires:

April 18, 1989

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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The actual consideration or value whichever is greater, for this transfer is $21,567.20. Subscribed and sworn to before me, this the 12th day of November, 1987.

William J. Lucas
Affiant

Martha A. Malone
NOTARY PUBLIC

My Commission Expires:

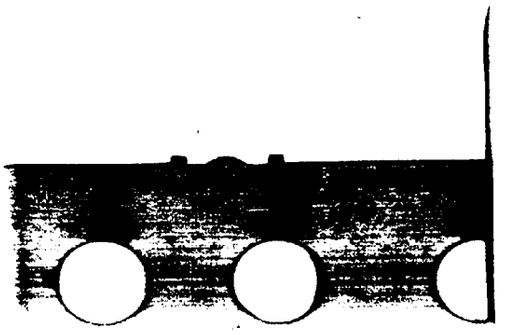
April 18, 1989

82210

IDENTIFICATION REFERENCE

Nov 13 9 44 AM '87

FEE 2 WILLIAM M. REGISTER
DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7402 PAGE 499

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

21567.20- CAMT.
60.48 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 69.98-
2271A11/13/87 BAL .01

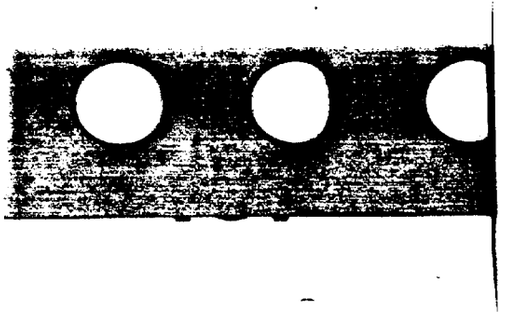
RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8221.0

IDENTIFICATION REFERENCE

NOV 13 9 44 AM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN



No. 35479