Box 37 (APC)

SUCCESSOR TRUSTEE'S DEED

BOOK 7539 PAGE 358

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Dominion Bank of Middle Tennessee Attn: Special Assets 150 Fourth Ave N Nashville TN 37219	OWNER	82-16-161

This instrument prepared by: Boult, Cummings, Conners & Berry (WLN)
P.O. Box 198062, Nashville, Tennessee 37219

WHEREAS, Aeby Construction Corporation, by Deed of Trust (the "Deed of Trust") dated October 2, 1986, transferred and conveyed to John B. Hardcastle, Trustee, the property described in Exhibit A hereto (the "Property") (said Deed of Trust being of record in Book 7005, page 588, Register's Office for Davidson County, Tennessee); and

WHEREAS, a Successor Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust (said Appointment of Successor Trustee being of record in Book 7510, page 956, said Register's Office); and

WHEREAS, the indebtedness secured by the Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the Successor Trustee to foreclose the Deed of Trust; and

WHEREAS, the Successor Trustee, after due advertisement as required by law and as required by the terms of the Deed of Trust, offered the Property for sale to the highest bidder for cash, at public outcry, at twelve o'clock (noon), May 9, 1988, at the Davidson County Courthouse, Nashville, Tennessee when and where Dominion Bank of Middle Tennessee ("Grantee"), became the last and highest bidder for cash at the price of One Hundred Thirty-Five Thousand Five Hundred ($135,577.87).
Seventy-Seven and 87/100 Dollars

NOW, THEREFORE, in his capacity as Successor Trustee, and not otherwise, and in consideration of the premises and payment of the sum stated above, the receipt and sufficiency of which are acknowledged, William L. Norton, III, Successor Trustee hereby conveys the Property to the Grantee and the Grantee's heirs or successors and assigns.

TO HAVE AND TO HOLD said land in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey the same.

William L. Norton, III, as Successor Trustee, and not otherwise, warrants the title to the Property to the Grantee and Grantee's heirs or successors and assigns, against the lawful

claims of all persons claiming by, through or under him. The Property is sold, however, without any other warranty as to the quantity or quality thereof, and expressly subject to the following:

1. Any and all unpaid taxes and assessments, plus interest and penalty, if any.

2. Restrictive covenants contained in instrument of record in Book 6733, page 736, Register's Office for Davidson County, Tennessee.

3. Restrictive covenants contained in instrument of record in Book 3368, page 23, Register's Office for Davidson County, Tennessee.

4. Restrictive covenants contained in instrument of record in Book 5711, page 410, Register's Office for Davidson County, Tennessee.

5. Plan of record in Book 6050, page 192, said Register's Office.

6. Any and all other prior restrictions, encumbrances, or liens of any nature.

Words used herein indicating number or gender shall be read as context may require.

Dated this 9TH day of May, 1988.

William L. Norton III

William L. Norton, III, as
Successor Trustee, and not
otherwise

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Ann Peldo Caygle, a Notary Public in and for said County and State, the within named William L. Norton, III, Successor Trustee, the bargainor, with whom I am personally acquainted (or to me proved on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of May, 1988.

Ann Peldo Caygle
Notary Public

My Commission Expires: 11-12-90

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 135,577.87 .

Dominion Bank of Middle Tennessee
AFFIANT By Ronnie W. Cothran AVP

Subscribed and sworn to before me this 9th day of May, 1988.

Ann Peldo Caygle
Notary Public

My Commission Expires: 11-12-90

EXHIBIT "A"

Land in the First Civil District of Davidson County, Tennessee, being Lot No. 3, Plan of Aeby Subdivision, No. 4, of record in Book 6050, page 192, Register's Office for said County, to which plan reference is hereby made for a more complete description of said lot.

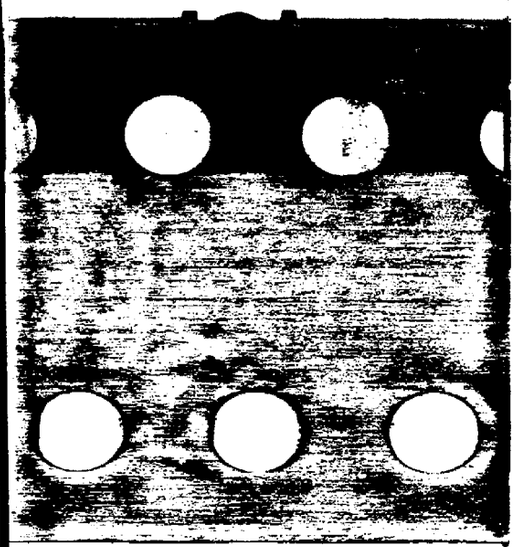
Said lot fronts 66.64 feet on the southerly margin of Russell Street and extends back between parallel lines 170.93 feet to an alley in the rear.

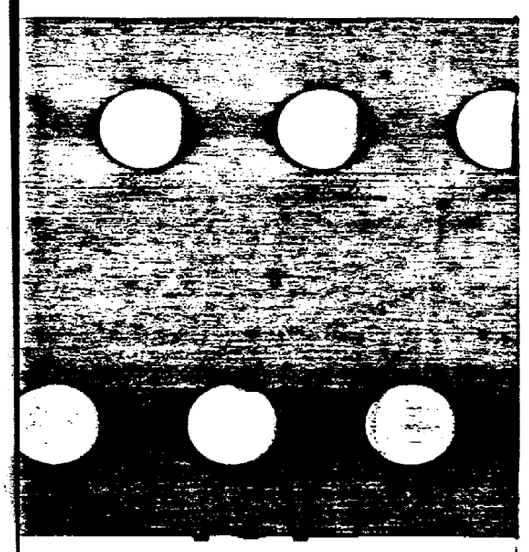
Being the same property conveyed to Aeby Construction Corporation, a Tennessee corporation, by Deed from Historic Edgefield, Inc., a Tennessee corporation, of record in Book 6588, page 52, said Register's Office.

28897

ENTIRE REFERENCE

MAY 9 3 50 PM '88





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 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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 8 8 9 7

IDENTIFICATION REFERENCE

MAY 9 3 50 PM '88

FELIX Z. WILSON, II REGISTER DAVIDSON COUNTY, TN

	CAMT
	135577.87
CON TX	379.68
PRFEE	0.50
MTEED	12.00
TOTAL	392.18
CHECK	392.18

05/09/88 01 15:50 0001 5205

No. 89443