Box 37

TRUSTEE'S DEED BOOK 7599 PAGE 54

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Nick Spiva, Trustee Park Place 2817 West End Avenue Nashville, Tennessee	same	Map 133-15 Parcel 112

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

WHEREAS, C&G Partners, a South Carolina general partnership, by Wraparound Deed of Trust (the "Deed of Trust") dated December 22, 1986, transferred and conveyed to Robert P. Thomas, Trustee, the property described in Exhibit A hereto (the "Property") (said Deed of Trust being of record in Book 7078, page 467, Register's Office for Davidson County, Tennessee); 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 Trustee to foreclose the Deed of Trust; and

WHEREAS, the 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), July 14, 1988, at the Davidson County Courthouse, Nashville, Tennessee when and where Nick Spiva, Trustee ("Grantee"), became the last and highest bidder for cash at the price of Two Hundred Fifty Seven Thousand Sixty Four ($257,064.72) and 72/100 Dollars.

NOW, THEREFORE, in his capacity as 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, Robert P. Thomas, 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 Trustee, and not otherwise, has the power to convey the same.

Robert P. Thomas, as 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. Plan of record in Book 3842, page 182, said Register's Office.

3. Deed of Trust of record in Book 6877, page 294, said Register's Office.

4. 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 14th day of July, 1988.

Robert P. Thomas, as Trustee,
and not otherwise

49154

IDENTIFICATION REFERENCE

JUL 14 12 18 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, STEVEN L. WEST, a Notary Public in and for said County and State, the within named Robert P. Thomas, 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 14th day of July, 1988.

Steven L. West
Notary Public

My Commission Expires: 11/23/90

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 257,064.72 .

Charles S. Sanger
AFFIANT

Subscribed and sworn to before me this 14th day of July, 1988.

Steven L. West
Notary Public

My Commission Expires: 11/23/90

6873 07/14 0101 03CHECK 857.93

Exhibit A

Being a parcel of land situated in Nashville, Davidson County, Tennessee, said parcel being a portion of Parcel D on the Plan of Welshwood Park of record in Plat Book 4300, page 6, R.O.D.C., Tennessee and being more particularly described by metes and bounds according to a survey by Dale & Associates dated 7-30-86, Job No. 86047-A, to-wit:

Beginning at a point situated in the northerly margin of Welshwood Drive, said point being the southwest corner of Welshwood Park Section Three of record in Plat Book 4350, page 8, R.O.D.C., Tennessee, and the southeast corner of the property herein described.

Thence, along Welshwood Drive, S 76° 01' 30" W, a distance of 89.98 feet to a point;

Thence, around a curve to the right having a central angle of 07° 43' 14" a radius of 456.56 feet, a total length of 61.52 feet to a point;

Thence, N 16° 47' 00" W, a distance of 268.70 feet to a point;

Thence, around a curve to the left having a central angle of 05° 33' 05", a radius of 2,955.80 feet, a total length of 276.69 feet to a point;

Thence, N 68° 23' 52" E, a distance of 251.66 feet to a point;

Thence, S 21° 10' 03" E, a distance of 98.37 feet to a point;

Thence, S 19° 25' 34" E, a distance of 99.99 feet to a point;

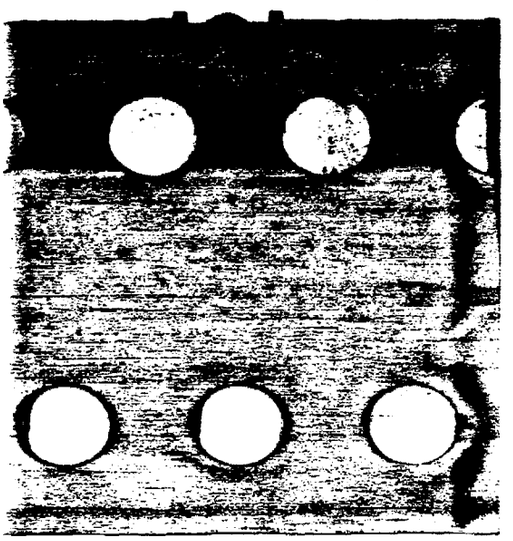
Thence, S 73° 13' 00" W, a distance of 49.39 feet to a point;

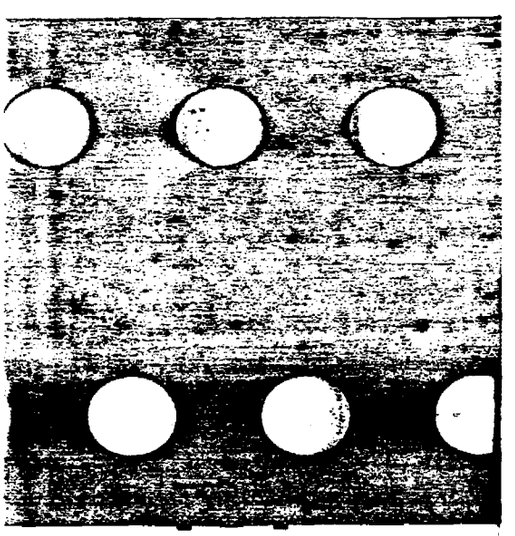
Thence, S 17° 03' 46" E, a distance of 149.99 feet to a point;

Thence, S 73° 13' 00" W, a distance of 38.65 feet to a point;

Thence, S 13° 58' 30" E, a distance of 229.97 feet to the point of beginning and containing 2.585 acres of land more or less.

Being a part of the property conveyed to Nick Spiva, Trustee, by deed from F. Compton Wallace, Joe D. Williams and William B. Bruce of record in Book 6877, page 268, said Register's Office.





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7599 PAGE 57

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
				CAMT 257064.72
				CON TX 848.43
				PRFEE 0.50
				MDEED 9.00
				TOTAL 857.93
				CHECK 857.93
07/14/88		01		12:20 0001 6873

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4 9 1 5 4

IDENTIFICATION REFERENCE

JUL 14 12 18 PM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 112702