Name and address of new owner:

Associates Financial Services Company of Tennessee, Inc.
P.O. Box 140197
Nashville, TN 37214

Send tax bills:

Same

Prepared by:

D.W. McMackin
219 Fifth Avenue, N.
Nashville, TN 37219

7106 08/15 0101 03CHECK 131.60
119-06-233
6DA14868

TRUSTEE'S DEED

BOOK 7626 PAGE 537

WHEREAS, under a Deed of Trust dated November 28, 1986, and recorded in Book 7052, page 856, Register's Office, Davidson County, Tennessee, Sammie Michael Cross and wife, Nicki T. Cross, conveyed to Harl Rose, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated July 14, 1988, and recorded in Book 7600, page 484, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D.W. McMackin as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested D.W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, D.W. McMackin, Substitute Trustee, did give twenty days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of July 21, 28 and August 4, 1988, stating that on August 12, 1988, at 12:00 noon at the South door of the courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes; and

AUG 15 11 20 AM '88

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D.W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to Associates Financial Services Company of Tennessee, Inc. for $36,950.50, which amount was the highest, best, and last bid.

NOW THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, D.W. McMackin, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Associates Financial Services Company of Tennessee, Inc. (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

Land in Davidson County, Tennessee, being the southerly 1/2 of a Lot marked "Reserved" on the Plan of Sterling Heights, Section III, as of record in Book 1424, page 113, Register's Office for said County, described as follows:

Beginning on the northerly margin of Peachtree Street at the southeast corner of the Reserved Lot; thence with the northerly margin of said Street westwardly 140.2 feet to the beginning of a curve; thence 31.42 feet around said curve with a radius of 20 feet to the easterly margin of Valeria Street formerly Pickell Drive; thence with the easterly margin of said street, northwardly 60 feet; thence eastwardly 160.9 feet; thence southwardly 60 feet; thence eastwardly 160.9 feet; thence southwardly 80 feet to the northerly margin of Peachtree Street, the point of beginning.

Being the same property conveyed to Sammie Michael Cross and wife, Nicki T. Cross, by deed from Richard Huddleston and wife, Nancy J. Huddleston, of record in Book 5252, page 130, Register's Office, Davidson County, Tennessee, and being the same property vested in Nicki Tanya Martin Cross, being the same person as Nicki T. Cross, by final divorce decree, of record in Book 6938, page 169, said Register's Office.

This is improved property located at 48 Valeria Street, Nashville, TN 37210.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said real estate taxes.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 12th day of August, 1988.

D.W. McMackin

Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D.W. McMackin, 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 hand and official seal at Nashville, TN, on this the 12th day of August, 1988.

Notary Public

My Commission Expires: 11/10/91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $36,950.50.

Affiant

Subscribed and sworn before me, this 12th day of August, 1988.

Notary Public

My Commission Expires: 11/10/91

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7626 PAGE 540

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	36950.50
			CON TX	122.10
			PRFEE	0.50
			MDEED	9.00
			TOTAL	131.60
			CHECK	131.60
08/15/88	01	11:21	0001	7106

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5 8 7 3 5

FEE - REFERENCE

AUG 15 11 20 AM '88

REGISTER

No. 123062