Name and address of new owner:	Send tax bills:	Prepared by:
National Mortgage Company 4041 Knight Arnold Road Memphis, TN 38118	Same	D.W. McMackin 219 Fifth Avenue, N. Nashville, TN 37219

72-13-261
27W25615

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated September 16, 1987, and recorded in Book 7355, page 755, Register's Office, Davidson County, Tennessee, Richard A. Biggs, Jr. and wife, Julie V. Biggs, conveyed to Delta Title Company, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated June 30, 1988, and recorded in Book 7595, page 241, 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 August 18, 25 and September 1, 1988, stating that on September 9, 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

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 National Mortgage Company for $38,221.25, 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 National Mortgage Company (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

Land in Davidson County, Tennessee, being Lot No. 222 on the Plan of Trevecca Subdivision of Renraw as of record in Book 421, pages 72 & 73, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Richard A. Biggs, Jr. and wife, Julie V. Biggs, by deed from Donnie Gene Brown and wife, Darlene Brown, of record in Book 7355, page 752, Register's Office, Davidson County, Tennessee, and by quitclaim deed from Richard A. Biggs, Jr., of record in Book 7397, page 696, said Register's Office.

This is improved property located at 907 W. Douglas Avenue, Nashville, TN 37206.

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 9th day of September, 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 9th day of September, 1988.

Joan Catherine Tillard
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 $38,221.25.

Affiant

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

Notary Public

My Commission Expires: 11/10/91

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

5443 09/09 0101 03CHECK 135.56

6 6 1 3 2

IDENTIFICATION REFERENCE

SEP 9 12 13 PM '88

HELEN WILKINS REGISTER
DAVIDSON COUNTY, TN



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7648 PAGE 439

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	38221.25
CON TX	126.06
PRFEE	0.50
MDEED	9.00
TOTAL	135.56
CHECK	135.56

09/09/88 01 12:13 0001 5443

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6613 2

IDENTIFICATION REFERENCE

SEP 9 12 13 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 132484