Full
61

Address of New Owner and send Tax bills

Map 96

BarclaysAmerican/Mortgage Corp.
P.O. Box 30637
Charlotte, N.C. 28230

Parcel 63

BOOK 7672 PAGE 709

Substitute Trustee's Deed

THIS INSTRUMENT made and entered on this 7th day of October, 1988, by and between Kenneth M. Ballew appointed Substitute Trustee by instrument of record in Book 7647, page 804, as rerecorded in Book 7694, page 301, at the Register's Office for Davidson County, Tennessee, Party of the First Part and BarclaysAmerican/Mortgage Corporation, a North Carolina Corporation, Party of the Second Part.

WITNESSETH

WHEREAS,by Deed of Trust dated June 10, 1987 and of record in Book 7264 page 825 and rerecorded in Book 7269, page 411, in the Register's Office for Davidson County, Tennessee, C. Hooper Development Company conveyed to Kenneth N. Eller, Trustee the hereinafter described real estate to secure to BarclaysAmerican /Mortgage Corporation, a North Carolina Corporation the payment of one note in the amount of $ 4,325 000.00 and,

WHEREAS, default was made in the payment of said note and the holder thereof Having directed the Party of the First Part to sell said property, as provided by said deed of trust, the Party of the First Part did, by publication in The Nashville Record advertise that said property to be sold on this date, and pursuant to said publication, on this date, during the legal hours, the Party of the First Part offered said property for sale at the South door of the court house in Davidson County, Tennessee, after receiving competitive*,sold property to BarclaysAmerican /Mortgage Corporation, a North Carolina Corporation at the price of $3,785,000.00 this being the highest, last and best bid. * bids

NOW THEREFORE, THIS DEED WITNESSETH: THAT FOR AND IN CONSIDERATION of the sum of $3,785,000.00 cash in hand paid, the receipt of which is hereby acknowledged, the Party of the First Part has this day bargained and sold and does hereby sell, transfer and convey unto the Party of the Second Part, its successors, heirs, assigns, forever, the following described tracts of to wit:

Land lying and being in Davidson County, Tennessee, and more particularly described as follows:

Reference is made to the attached Exhibit A which is incorporated herein.

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging, unto Party of the Second Part, its successors, heirs and assigns, in fee simple, forever, but subject to any real estate taxes, or rights of equity of redemption, or matters of record having priority, if any. This conveyence is expressly subject to the exceptions set out in Exhibit B attached to and incorporated herein.

AND PARTY OF THE FIRST PART, as Substitute Trustee does hereby transfer, assign and set over unto Party of the Second Part all of the convenants and warranties contained in the aforesaid deed of trust and does hereby warrant the title as fully as he is authorized to do so as Substitute Trustee but not further or otherwise.

WITNESS MY HAND this the 7th day of October, 1988

BY: Kenneth M. Ballew

Kenneth M. Ballew
Substitute Trustee

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IS
THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
DAVIDSON COUNTY)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kenneth M. Ballew, Substitute Trustee the bargainor with whom I am personally aquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 7th day of October, 1988.

Commission Expires: 5-8-91

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transaction, or its value is $3,785,000.00.

Affiant

Subscribed and sworn to be before me this 7th day of October, 1988.
My commission expires: 5-8-91

NOTARY PUBLIC

Prepared by:

Walt, Dyer & James, Attys.
Suite 130, One Burton Hills Blvd.
Nashville, TN 37215

EXHIBIT A

Property Description
Parcel 96
Tax Map 63

Being a parcel of land lying in Davidson County, Tennessee and being bounded on the east by Old Hickory Boulevard; on the south by State of Tennessee property, John Butler, Jack Sisco and W. B. Butler; on the west by the Cumberland River; on the north by Louise Huffines, Alma Jones, C. Hooper Development Company and a 12 acres tract cut out of this original parcel and being more particularly described as follows:

Beginning at an iron pin corner common with the 12 acre tract, cut out of this original parcel, in the west right-of-way line of Old Hickory Boulevard, said pin being located northerly 25 feet, more or less from Second Street;

Thence with the west right-of-way line of Old Hickory Boulevard, south 14 deg. 21 min. 20 sec. east, 151.67 feet to a point;

Thence on a curve to the left, the radius of which is 5729.58 feet, the central angle of which is 09 deg. 04 min. 34 sec., the chord of which is south 09 deg. 49 min. 03 sec. east, 906.66 feet, along the curve distance of 907.61 feet to a point; thence south 85 deg. 49 min. 00 sec. west, 101.00 feet to a point; thence south 06 deg. 49 min. 47 sec. west, 14.98 feet to a point, a corner common with the State of Tennessee property in the centerline of Butler Road;

Thence with the centerline of Butler Road and the State of Tennessee property the following bearings and distances; thence north 83 deg. 10 min. 13 sec. west, 200.76 feet to a point; thence north 85 deg. 10 min. 30 sec. west, 108.04 feet to a point; thence north 80 deg. 27 min. 37 sec. west, 98.78 feet to a point; thence north 75 deg. 26 min. 24 sec. west, 65.86 feet to a point; thence north 54 deg. 16 min. 13 sec. west, 58.01 feet to a point; thence north 40 deg. 55 min. 24 sec. west, 94.34 feet to a point; thence north 57 deg. 39 min. 55 sec. west, 59.03 feet to a point; thence north 62 deg. 16 min. 06 sec. west, 73.45 feet to a point; thence north 51 deg. 07 min. 44 sec. west, 723.69 feet to a point; thence leaving the centerline of Butler Road, south 07 deg. 20 min. 33 sec. west, 32.34 feet to a point, a corner common with the State of Tennessee and John Butler;

Thence with John Butler the following bearings and distances; thence north 54 deg. 49 min. 15 sec. west, 150.37 feet to a point; thence north 84 deg. 44 min. 04 sec. west, 30.88 feet to a point; thence north 34 deg. 21 min. 43 sec. west, 111.09 feet to a point; thence north 75 deg. 56 min. 47 sec. west, 113.00 feet to a point; thence north 45 deg. 42 min. 47 sec. west, 114.69 feet to a point; thence south 89 deg. 44 min. 13 sec. west, 40.48 feet to a point; thence south 12 deg. 41 min. 06 sec. west, 778.06 feet to a point, a corner common with John Butler in the north line of Jack Sisco;

Thence with Jack Sisco, north 84 deg. 06 min. 52 sec. west, passing a corner common with John Butler and W. B. Butler, a total distance of 1820.53 feet to a point in the north line of W. B. Butler;

Thence continuing with W. B. Butler the following bearings and distances; thence south 87 deg. 39 min. 26 sec. west, 124.18 feet to a point; thence north 86 deg. 00 min. 34 sec. west, 155.72 feet to a point; thence south 44 deg. 39 min. 18 sec. west, 179.37 feet to a dead 24' hackberry; thence south 64 deg. 47 min. 20 sec. east, 134.91 feet to a point; thence south 04 deg. 12 min. 52 sec. west, 76.35 feet to a point; thence north 79 deg. 37 min. 08 sec. west, 189.30 feet to a point; thence south 16 deg. 42 min. 52 sec. west, 55.43 feet to a dead maple; thence south 65 deg. 24 min. 59 sec. east, 123.14 feet to a point; thence south 19 deg. 24 min. 50 sec. east, 84.01 feet to a point; thence south 67 deg. 25 min. 10 sec. west, 118.37 feet to a 36" maple; thence north 53 deg. 48 min. 31 sec. west, 70.39 feet to a point; thence north 10 deg. 56 min. 11 sec. west, 108.18 feet to a point; thence north 75 deg. 56 min. 11 sec. west, 25.80 feet to a point; thence south 09 deg. 33 min. 49 sec. west, 30.77 feet to a point; thence south 02 deg. 03 min. 49 sec. west, 107.18 feet to a point; thence south 68 deg. 26 min. 11 sec. east, 94.28 feet to a point; thence south 18 deg. 33 min. 49 sec. west, 68.48 feet to a point; thence south 84 deg. 33 min. 49 sec. west, 107.18 feet to a point; thence south 03 deg. 03 min. 49 sec. west, 148.87 feet to a point; thence south 79 deg. 33 min. 49 sec. west, 39.70 feet to a point; thence north 22 deg. 11 min. 11 sec. west, 89.32 feet to a point; thence north 02 deg. 33 min. 49 sec. east, 83.56 feet to a point; thence north 70 deg. 26 min. 11 sec. west, 40.69 feet to a point; thence south 23 deg. 13 min. 49 sec. west, 99.24 feet to a point; thence north 73 deg. 56 min. 11 sec. west, 64.51 feet to a point; thence north 03 deg. 43 min. 49 sec. east, 130.01 feet to a point; thence south 82 deg. 53 min. 49 sec. west, 63.52 feet to a point; thence south 08 deg. 28 min. 49 sec. west, 137.95 feet to a point; thence south 20 deg. 53 min. 49 sec. west, 128.03 feet to a point; thence south 59 deg. 14 min. 49 sec. west, 59.94 feet to an iron pin corner common with W. B. Butler in the low water line of the Cumberland River.

RECORDER'S MEMO
Legibility of Writing, Typing or Printing in this Document Unsatisfactory When Received

Thence with the low water line of the Cumberland River, the following bearings and distances; thence north 25 deg. 00 min. 00 sec. west, 218.90 feet to a point; thence north 17 deg. 37 min. 00 sec. west, 954.90 feet to a point; thence north 15 deg. 38 min. 56 sec. west, 816.90 feet to a point, a corner common with Louise Huffines in the low water line of the Cumberland River.

Thence with Louise Huffines, north 87 deg. 54 min. 19 sec. east, 2327.88 feet to an iron pin corner common with Louise Huffines and Alma Jones;

Thence with Alma Jones, north 87 deg. 49 min. 29 sec. east, 855.40 feet to a point;

Thence continuing with Alma Jones, north 87 deg. 25 min. 11 sec. east, 376.04 feet to an iron pin corner common with Alma Jones and C. Hooper Development Company;

Thence with C. Hooper Development Company, north 88 deg. 27 min. 27 sec. east, 167.36 feet to a point;

Thence continuing with C. Hooper Development Company, north 87 deg. 33 min. 23 sec. east, 550.05 feet to an iron pin corner common with the 12 acre tract cut out of this original tract in the south line of C. Hooper Development Company;

Thence with the 12 acre tract, south 02 deg. 15 min. 12 sec. east, 648.40 feet to an iron pin;

Thence north 87 deg. 44 min. 48 sec. east, 874.89 feet to the point of beginning.

Containing 6,308,728 square feet, (144.83 acres, more or less).

Being the same property conveyed to C. Hooper Development Company by deed from Chitwood Joint Venture of record in Book 7182, page 95, Register's Office for Davidson County, Tennessee.

Included in the above description and included in this conveyence is Chitwood Downs, a planned unit development of record in Book 6900, Page 405, as amended in Book 6900, Pages 550,551 and 552, as corrected by Certificate of Correction in Book 7462, Page 445, Register's Office for Davidson County, Tennessee.

Included in the above description but expressly excluded from this conveyence are the lots in said Chitwood Downs that have been previously released from the herein referenced Deed of Trust by partial releases that are of record in the Register's Office for Davidson County, Tennessee.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in This Document Unsatisfactory When Received.

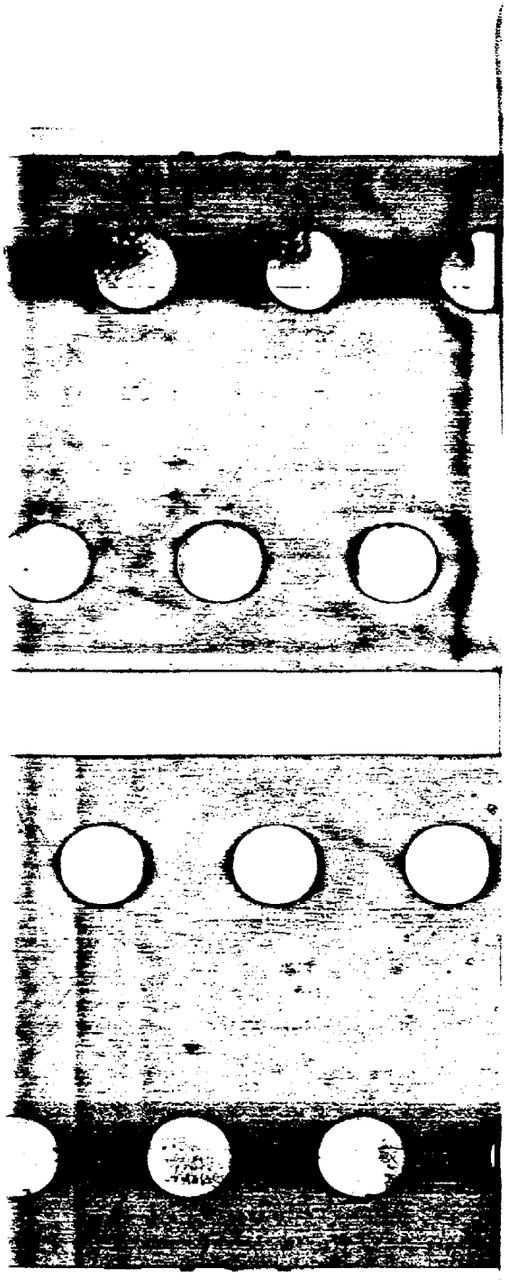
EXHIBIT "B" BOOK 7672 PAGE 714

EXCEPTIONS

1. Restrictive covenants contained in instrument of record in Book 7351, Page 852, as amended in Book 7451, Page 739, Register's Office for Davidson County, Tennessee, applicable to Chitwood Downs, a planned unit development.

2. Plan of record in Book 6900, Page 405, as amended in Book 6900, Pages 550-552, as corrected by Certificate of Correction in Book 7462, Page 445, Register's Office for Davidson County, Tennessee.

7447
IRENE FREEMAN
Oct 7 12 13 PM '98
FILED FOR RECORD
5004 10/07 0101 03CHECK 12509.00



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7672 PAGE 715

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
3785000.00
CON TX 12490.50
PRFEE 0.50
WDEED 18.00
TOTAL ~~12509.00~~
CHECK ~~12509.00~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/07/88 01 12:16 0001 5004

7.4477

IDENTIFICATION REFERENCE

OCT 7 12 13 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY TN

No. 141829