BOOK 7692 PAGE 801

Map 126

Parcel 102 and 108

3314 11/01 0101 03CHECK 51.41

TRUSTEE'S DEED

WHEREAS, by Installment Deed dated December 16, 1987, and recorded in Book 7428, page 350, in the Register's Office of Davidson County, Tennessee, Mary K. Pederson and Dennis James Hamm conveyed to John R. Cheadle, Sr., Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, default was made in the terms and conditions of said Installment Deed, and the beneficiaries requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiaries, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Installment Deed by which advertisement the sale was appointed to be held on the 28th day of October, 1988, at the main (south) door of the Courthouse of Davidson County, Tennessee, and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder at which time the said property was struck off and sold to James H. Stein and wife, Charlene M. Stein, whose address is 8554 Highway 70 West, Nashville, Tennessee, 37221, at and for the sum of $12,676.75, that being the highest and best bid offered; and,

WHEREAS, the purchasers, being the holder of the indebtedness, have complied with the terms of the sale by paying into the hands of the undersigned Trustee the expenses of the sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by James H. Stein and Charlene M. Stein of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned John R. Cheadle, Sr., as Trustee, does hereby grant, bargain, sell and convey to the said James H. Stein and Charlene M. Stein, their successors and assigns, in fee simple forever, the property above

mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Said tract lies wholly within the Ninth Civil District, Davidson County, Tennessee, and bound in general by Travis on the north, Stein and Rhodes on the east, US Hwy. 70 on the south and Stein on the west.

Said tract lies wholly within the Ninth Civil District, Davidson County, Tennessee, and bound in general by Travis on the north, Stein and Rhodes on the east, US Hwy. 70 on the south and Stein on the west.

Beginning at a point in the northerly margin of US Hwy. 70, said point being opposite a witness railroad spike in the northerly margin of the pavement of said road and being the southeast corner of the James H. Stein tract as described in Book 5328, Page 931, RODC, thence with the east line of said tract, North 20 degrees 22 minutes West 808.6 feet to an iron post in Travis's southerly fence line, thence following closely his meandering southerly fence line with the following three calls: North 44 degrees 00 minutes East 120.0 feet, North 60 degrees 00 minutes East 129.0 feet to an iron post and North 34 degrees 31 minutes East 20.0 feet to a point, thence a new line, South 24 degrees 20 minutes East 428.2 feet to a railroad spike in the center of Heath Road, thence South 16 degrees 34 minutes East with the westerly boundary of Rhodes 495.2 feet to the northerly margin of US Hwy. 70, thence with said northerly margin South 76 degrees 00 minutes West 250.0 feet to the point of beginning and containing 5.33 acres, more or less which includes a portion of the deeded Heath Road containing 0.32 acres, more or less, leaving a net acreage of 5.01 acres, more or less. This tract is subject to the visible utility lines along Heath Road. The above is shown as tracts 3 and 4 on the James H. Stein survey.

Being the same property vested in Mary K. Pederson and Dennis James Hamm by installment deed of record in Book 7428, Page 350, Register's Office for Davidson County, Tennessee.

Said sale is subject to any unpaid taxes.

To have and to hold the said real property above-described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto James H. Stein and Charlene M. Stein, their successors and assigns, in fee simple forever, to whom the said John R. Cheadle, Sr., Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Trustee, but not further or otherwise.

The said Trustee has applied the consideration as follows:

Publication expense	234.00
Trustee's fees	350.00
Credit on note	12,092.75
Total:	$12,676.75

IN WITNESS WHEREOF, the said John R. Cheadle, Sr., Trustee, has hereunto set his hand and seal this 28th day of October, 1988.

John R. Cheadle, Sr., Trustee
JOHN R. CHEADLE, SR., TRUSTEE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

On this 28th day of October, 1988, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared John R. Cheadle, Sr., to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and notarial seal at office the day and year above written.

Gail A. Cook
NOTARY PUBLIC

My Commission Expires: 11-12-89

This is unimproved property known as Highway 70 West, Nashville, Tennessee, 37221.

MAIL TAX STATEMENT TO NEW OWNERS:

Mail

Mr. and Mrs. James H. Stein
8554 Highway 70 West
Nashville, Tennessee 37221

SEND TAX BILLS TO:

Mr. and Mrs. James H. Stein
8554 Highway 70 West
Nashville, Tennessee 37221

THIS INSTRUMENT PREPARED BY:
John R. Cheadle, Sr., Esq.
129 Second Avenue, North
Nashville, Tennessee 37201

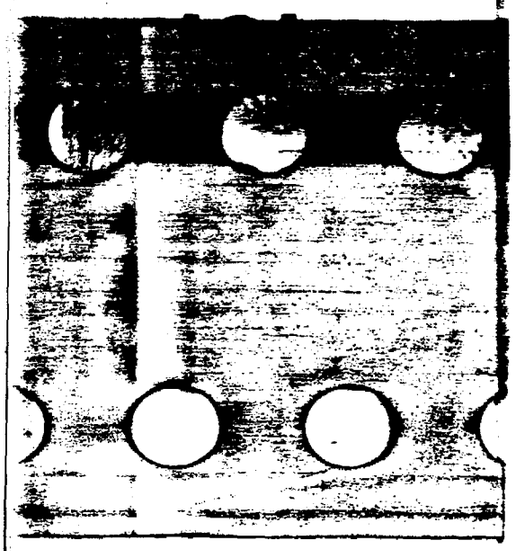
STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 12,676.73
Pamela A. Brownwrath
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF Nov 1988.
D.C. Seaman
Deputy Register

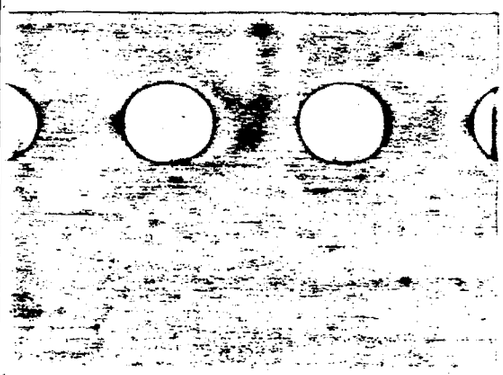
8 1 6 7 2

IDENTIFICATION

Nov 1 3 39 PM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7692 PAGE 804

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 12676.75
CON TX 41.91
PRFEE 0.50
MDEED 9.00
TOTAL 51.41
CHECK 51.41

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/01/88 01 15:42 0001 3314

8167.2

IDENTIFICATION REFERENCE

NOV 1 3 39 PM '88

FELIX Z WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 149940