6044C

This Instrument Prepared By:
Baker, Worthington,
Crossley, Stansberry & Woolf
Suite 900, Vanderbilt Plaza
2100 West End Avenue
Nashville, Tennessee 37203

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.:
Sovran Bank/Central South	SAME	116-8-186
One Commerce Place		
Nashville, TN 37219		

BOOK 7707 PAGE 353

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments provided for and made in a Deed of Trust dated July 2, 1985, executed by Earl V. Potts and wife, Sherry Jackson Potts, to Stephen C. Baker, Trustee, which is recorded in Book 6598, page 933, Register's Office for Davidson County, Tennessee; and

WHEREAS, Sovran Bank/Central South, formerly Commerce Union Bank, the owner and holder of the indebtedness secured by said Deed of Trust of record in Book 6598, page 933, Register's Office for Davidson County, Tennessee, replaced said Trustee by naming Sam J. McAllester, III as Substitute Trustee by an instrument of record in Book 7481, page 908, Register's Office for Davidson County, Tennessee; and

WHEREAS, I, Sam J. McAllester, III, Substitute Trustee, caused said real property to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 o'clock Noon on Friday, November 18, 1988, at the front door of the Metropolitan Davidson County Courthouse, Nashville, Davidson County, Tennessee, to be knocked off and sold to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower, and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims, and unpaid taxes which may be a lien against said property; and

WHEREAS, I, Sam J. McAllester, III, Substitute Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of Two Hundred Ten Thousand and No/100---------- ----------Dollars ($ 210,000.00----------) by Sovran Bank/Central South (hereinafter referred to as the "Grantee") and said property was knocked off and sold to the Grantee.

NOW, THEREFORE, in consideration of the premises and sum of ---------- Two Hundred Ten Thousand and No/100---------- Dollars ($ 210,000.00----------) cash in hand paid by the Grantee, I, Sam J. McAllester, III, Substitute Trustee, have this day bargained and sold and, by the premises, do transfer and convey to Grantee, its/their heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

> Being a certain building site (Lot) identified as No. 186, as shown on the Revised Plan of Sugartree, Phase 3, as of record in Book 5050, pages 67-71, as amended in Book 5169, page 426, Book 5191, page 412, Book 5222, page 468, and Book 5238, page 93, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.
>
> Being the same property conveyed to Earl V. Potts and wife, Sherry J. Potts, by deed from Louis Douglass King and wife, Brenda Mayo King, of record in Book 6598, page 930, Register's Office for said County.

Said property is known as 186 Moultrie Park, Nashville, Davidson County, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the Grantee, its/their heirs and assigns forever.

And, I covenant with the said Grantee that I am lawfully seized and possessed of said real property as Substitute Trustee only and, by these terms of the above mentioned Deed of Trust, have a good right to sell and convey the same and that same is unencumbered except for any and all mortgages, liens, claims, and any and all unpaid taxes that may be a lien against said real estate.

I further covenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to the Grantee, its/their heirs and assigns, against the lawful claims of any persons claiming by or through me as Substitute Trustee, but no further or otherwise; it being my intention only to convey to Grantee no greater title in the subject real estate that I received as Substitute Trustee and that, as Substitute Trustee, I have the right to sell and convey.

Witness my hand this 18th day of November, 1988.

Sam J. McAllester, III
Substitute Trustee

8 6 7 7 3

TENNESSEE REAL ESTATE TRANSFER TAX
Nov 18 1 43 PM '88
PENNY R. WILSON REGISTER
DAVIDSON COUNTY

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Renee D. Gentry, a Notary Public in and for said County and State, Sam J. McAllester, III, Substitute Trustee, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18th day of November, 1988.

Renee D. Gentry
Notary Public

RENEE D. GENTRY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: May 13, 1990

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $210,000.00.

Affiant

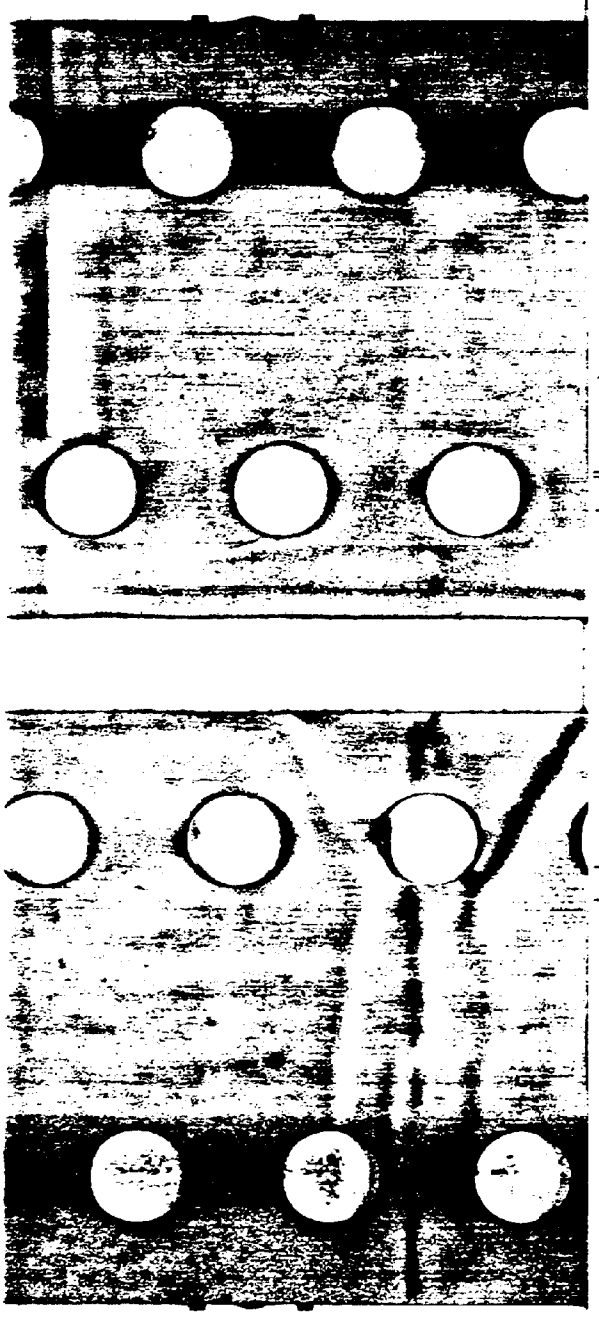
Subscribed and sworn bo before me on this 18th day of November, 1988.

Renee D. Gentry
Notary Public

RENEE D. GENTRY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: May 13, 1990

9213 11/18 0101 03CHECK 702-50



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

RECEIVED OF _____

FOR _____

BOOK 7707 PAGE 356

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 210000.00
CON TX 693.00
PRFEE 0.50
WDEED 9.00
TOTAL 702.50
CHECK 702.50

11/18/88 01 13:44 0001 9213

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8: 6: 7: 7 3:

IDENTIFICATION REFERENCE

Nov 18 1 43 PM '88

FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN

No. 155759