SUCCESSOR TRUSTEE'S DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Mark McDonald c/o Rochford Realty 2200 Abbott Martin Road Nashville, TN 37215	New Owner	143-3-145

This instrument prepared by: Boult, Cummings, Conners & Berry (EBW)
P.O. Box 198062, Nashville, Tennessee 37219

WHEREAS, Richard D. Bernstein and wife, Linda Bernstein, by Deed of Trust (the "Deed of Trust") dated January 9, 1985, transferred and conveyed to John B. Hardcastle, Trustee, the property described in Exhibit A hereto (the "Property") (said Deed of Trust being of record in Book 6475, page 629, Register's Office for Davidson County, Tennessee); and

WHEREAS, a Successor Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust (said Appointment of Successor Trustee being of record in Book 7752, page 3, said Register's Office); and

WHEREAS, the indebtedness secured by the Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the Successor Trustee to foreclose the Deed of Trust; and

WHEREAS, the Successor Trustee, after due advertisement as required by law and as required by the terms of the Deed of Trust, offered the Property for sale to the highest bidder for cash, at public outcry, at twelve o'clock (noon), February 9, 1989, at the Davidson County Courthouse, Nashville, Tennessee when and where Mark McDonald ("Grantee"), became the last and highest bidder for cash at the price of Twenty-Two Thousand Five Hundred and No/100 ($22,500.00).

NOW, THEREFORE, in his capacity as Successor Trustee, and not otherwise, and in consideration of the premises and payment of the sum stated above, the receipt and sufficiency of which are acknowledged, Ernest B. Williams IV, Successor Trustee hereby conveys the Property to the Grantee and the Grantee's heirs or successors and assigns.

TO HAVE AND TO HOLD said land in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey the same.

Ernest B. Williams IV, as Successor Trustee, and not otherwise, warrants the title to the Property to the Grantee and Grantee's heirs or successors and assigns, against the lawful claims of all persons claiming by, through or under him. The Property is sold, however, without any other warranty as to the quantity or quality thereof, and expressly subject to the following:

1. Any and all unpaid taxes and assessments, plus interest and penalty, if any.

2. Declaration of Covenants and Restrictions for Harpeth Services Association contained in instrument of record in Book 5120, page 918, Register's Office for Davidson County, Tennessee.

3. Master Deed and By-Laws establishing Harpeth Trace Condominiums together with certain covenants and restrictions of record in Book 5116, page 751, said Register's Office.

4. Charter establishing Harpeth Trace Services Association of record in Book 5120, page 199, said Register's Office.

5. Plan of record in Book 5050, page 47, said Register's Office.

6. Deed of Trust of record in Book 5375, page 703, said Register's Office.

7. Any and all other prior restrictions, easements, encumbrances, or liens of any nature.

Words used herein indicating number or gender shall be read as context may require.

Dated this 9th day of February, 1989.

Ernest B. Williams IV, as Successor Trustee, and not otherwise

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Ernest B. Williams IV, a Notary Public in and for said County and State, the within named Ernest B. Williams IV, Successor Trustee, the bargainor, with whom I am personally acquainted (or to me proved on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 9th day of February, 1989.

Notary Public

My Commission Expires: 11/21/92

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $21,000.

AFFIANT

Subscribed and sworn to before me this 16th day of Feb., 1989.

~~Notary Public~~

~~My Commission Expires:~~

EXHIBIT A

Unit No. 145 in a Horizontal Property Regime located on the Plan of Harpeth Trace Condominiums of record in Book 5050, page 47, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

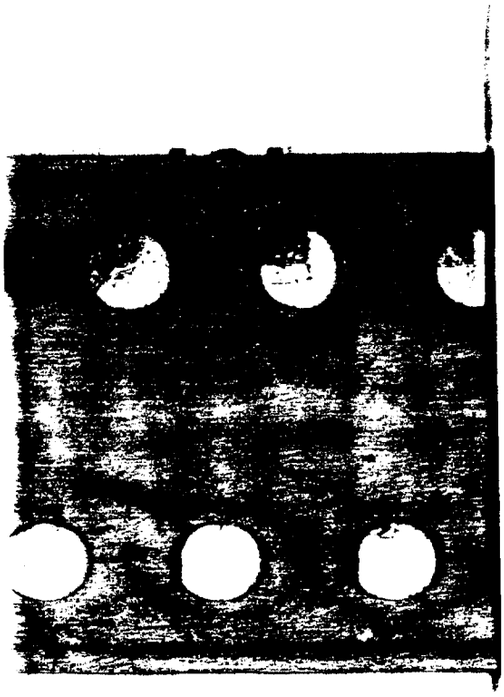
Being the same property conveyed to Richard D. Bernstein, unmarried, by deed from Harpeth Glen Corp. of record in Book 5375, page 701, Register's Office for Davidson County, Tennessee.

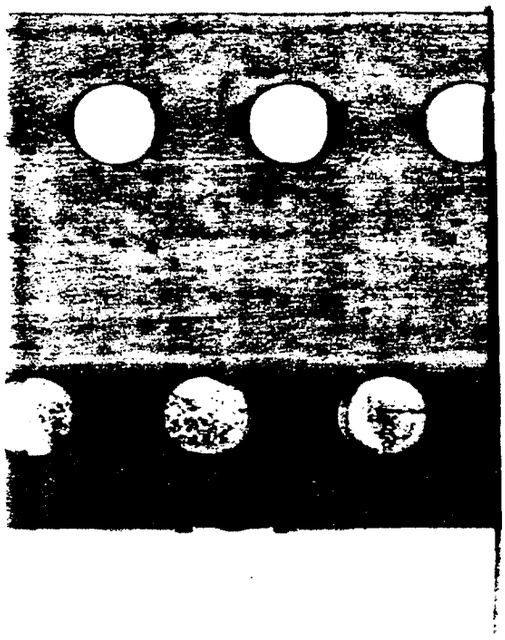
09436

IDENTIFICATION

Feb 16 12 48 PM '89

7734 02/16 0101 03CHECK 78.80





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7773 PAGE 729

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 21000.00
CON TX 69.30
PRFEE 0.50
RCPT 9.00
TOTAL 78.80
CHECK 78.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/16/89 01 12:49 0001 7734

09436

IDENTIFICATION REFERENCE

FEB 16 12 08 PM '89

FELIX Z. WILSON, II REGISTER

No. 132194