Name and address of new owner:	Send tax bills:	Prepared by:
Associates Financial Services Company of Tennessee, Inc. P.O. Box 140197 Donelson, TN 37214	Same	D.W. McMackin 219 5th Avenue, N. Nashville, TN 37219

164-153
2D30620

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated May 5, 1988, and recorded in Book 7539, page 450, Register's Office, Davidson County, Tennessee, Ernest L. Edwards and wife, Margaret A. Edwards, conveyed to R.W. Hunter, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated April 7, 1989, and recorded in Book 7813, page 926, 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 21 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 April 13, 20 and 27, 1989, stating that on May 5, 1989, at 12:10 p.m. 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 a prior UCC financing statement of record in Book 7337, page 538, Register's Office, Davidson County, Tennessee; 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 Associates Financial Services Company of Tennessee, Inc. for $48,000.00, 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 Associates Financial Services Company of Tennessee, Inc. (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

LAND in the 2nd, formerly 3rd Civil District of Davidson County, Tennessee, and being part of Lot No. 51 in the Cimarron Subdivision, not of record and described according to a survey made by T.R. Sanford, dated December 20, 1962, as follows:

Beginning at a point in the center line of Old Hickory Boulevard, at the northeast corner of the property in question; thence leaving said Boulevard, South 2 1/2 deg. West 310 feet; thence in a westerly direction 158 feet to a point; thence with a fence line, North 2 1/2 deg. East 290 feet to a point in the center line of Old Hickory Boulevard; thence with the center of the same, easterly 180 feet to the point of beginning.

Being the same property conveyed to Ernest Edwards and wife, Margaret A. Edwards, by deed from Leo Edwards and wife, Willie Edwards, of record in Book 4934, page 515, Register's Office, Davidson County, Tennessee.

This is improved property located at Route 2, Box 373, Old Hickory Blvd, Antioch, TN 37013.

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 aforementioned UCC financing statement.

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 5th day of May, 1989.

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 5th day of May, 1989.

Joan Catherine Lillard
Notary Public

CATHERINE LILLARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 11/10/91

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $48,000.00.

D.W. McMackin, Substitute Trustee
Affiant

Subscribed and sworn before me, this 5th day of May, 1989.

Joan Catherine Lillard
Notary Public

My Commission Expires: 11/10/91

CATHERINE LILLARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

2256

May 12 11 55 AM '89

5704 05/12 0101 03CHECK 167.90

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7840 PAGE 222

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	48000.00
CON TX	158.40
[illegible]	0.50
WDEED	9.00
TOTAL	167.90
CHECK	167.90

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

05/12/89 01 11:57 0001 5704

325 96

MAY 12 11 56 AM '89

No. 209138