FROM: STEPHEN C. BAKER
TRUSTEE

3848 05/12 0101 03CHECK 275.45

TO: BURTON CAPITAL CORPORATION

Address New Owner(s) as follows:	Send Tax Bills to:	Map-Parcel
Burton Capital Corporation The Cumberland Federal Savings Bank 200 West Broadway Louisville, KY 40202	SAME	Map 131-6-D Parcel 532

This instrument prepared by: DEARBORN & EWING, Attorneys, Suite 1200, One Commerce Place, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration or value, whichever is greater for this transfer is $21,540.00

Stephen C Baker
AFFIANT

Subscribed and sworn to before me, this the 12th day of May, 1989.

Carol C. Wilson
NOTARY PUBLIC

My Commission Expires: 1/23/93

TRUSTEE'S DEED

WHEREAS, by deed of trust dated September 8, 1988, of record in Book 7652, page 856, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", Michelle P. Viator, Mitchell J. Viator and Realty Financial & Mortgage Corp., conveyed to Stephen C. Baker, Trustee, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the owner and holder of the indebtedness directed Stephen C. Baker, Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Stephen C. Baker, Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 12:00 Noon, on Friday, May 12, 1989, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, for cash to the highest bidder, free from equity of redemption, and any statutory or common law right of redemption, homestead, dower, and all other exemptions now or hereafter available, all of which are expressly waived in said Deed of Trust; and the advertisement of sale was duly published in the NASHVILLE RECORD, a newspaper of general circulation in Davidson County, Tennessee, on April 20, 27 and May 4, 1989; and

2731

RECEIVED FOR REFERENCE
12 3 12 PM '89

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Burton Capital Corporation, acting through its agent, CAROL WILSON, was the highest bidder;

NOW, THEREFORE, the undersigned, Stephen C. Baker, Trustee, pursuant to the bid of Burton Capital Corporation, acknowledges receipt of the sum of Eighty-One Thousand, Five Hundred Forty and 00/100 Dollars ($81,540.00), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Burton Capital Corporation, a corporation organized under the laws of the State of Kentucky, its successors and assigns, the following described real estate in Davidson County, Tennessee:

Being the condominium unit designated as Unit No. 532, Burton Hills, Village of Belair, together with an undivided percentage interest in the common elements of the Condominium as referred to in and established by the Master Deed Establishing Burton Hills, Village of Belair, a Condominium of record in Book 6690, page 70, in the Office of the Register of Davidson County, Tennessee, as amended.

Being the same property conveyed to Mitchell J. Viator, Michelle P. Viator and Realty Financial & Mortgage Corp. dated September 1, 1988, of record in Book 7652, page 852, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Burton Capital Corporation, a corporation organized under the laws of the Kentucky, its successors and assigns, forever; and Stephen C. Baker, Trustee, does hereby transfer, assign, and set over unto Burton Capital Corporation, all of his right, title and interest in the said property as Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Stephen C. Baker, Trustee, has executed this instrument on this the 12th day of May, 1989.

Stephen C Baker
Stephen C. Baker
Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

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

WITNESS my hand and seal, in Nashville, Tennessee, this 12 day of May, 1989.

Carol A. Wilson
NOTARY PUBLIC

CAROL A. WILSON NOTARY PUBLIC AT LARGE STATE OF TN

My Commission Expires:

11/23/93

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7840 PAGE 519

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	81540.00
CON TX	268.95
PRFEE	0.50
MDEED	6.00
TOTAL	275.45
CHECK	275.45

05/12/89 01 15:14 0001 5848

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3273L

IDENTIFICATION REFERENCE

MAY 12 3 12 PM '89

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENNESSEE

No. 209281