BOOK 7868 PAGE 773

FROM: STEPHEN C. BAKER
TRUSTEE

TO: SOVRAN BANK/CENTRAL SOUTH

Address New Owner(s) as follows:	Send Tax Bills to:	Map-Parcel
Sovran Bank/Central South One Commerce Place Nashville, TN 37219	SAME	Map 161-05-A Parcel 11

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 $30,000.00.

Mary Anne Raly
AFFIANT

Subscribed and sworn to before me, this the 19th day of June, 1989.

Carol A. Wilson
NOTARY PUBLIC

My Commission Expires: 1-23-93

TRUSTEE'S DEED

WHEREAS, by deed of trust dated June 15, 1987, of record in Book 7296, page 225, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", N. Eddie Montgomery 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 Thursday, June 15, 1989, at the front door of the Courthouse in Nashville, Davidson County, Tennessee, to the highest bidder for cash, at public outcry, free from all legal and equitable rights of redemption, exemptions of homestead, rights by virtue of marriage and all other exemptions of every kind, 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 May 25, June 1 and 8, 1989; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Sovran Bank/Central South, acting through its agent, J. Lee Snodgrass, was the highest bidder;

NOW, THEREFORE, the undersigned, Stephen C. Baker, Trustee, pursuant to the bid of Sovran Bank/Central South, acknowledges receipt of the sum of Thirty Thousand and 00/100 Dollars ($30,000.00), 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 Sovran Bank/Central South, a corporation organized under the laws of the State of Tennessee, its successors and assigns, the following described real estate in Davidson County, Tennessee:

> Unit No. A-7 as shown on Exhibit A-2 of the Master Deed establishing Ashlawn Place Condominium, of record in Book 6607, page 596, Register's Office for Davidson County, Tennessee, together with an individual percentage interest in the common elements appurtenant to said unit, as set forth in said Master Deed.
>
> Being part of the same property conveyed to N. Eddie Montgmery by deed from Caldwell-Montgomery Properties of record in Book 6803, page 615, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Sovran Bank/Central South, a corporation organized under the laws of the State of Tennessee, its successors and assigns, forever; and Stephen C. Baker, Trustee, does hereby transfer, assign, and set over unto Sovran Bank/Central South, 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 15th day of June, 1989.

Stephen C Baker, Trustee

Stephen C. Baker
Trustee

6703 06/20 0101 03CHECK 105.50

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, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, in Nashville, Tennessee, this 15th day of June, 1989.

Carol A. Wilson
NOTARY PUBLIC

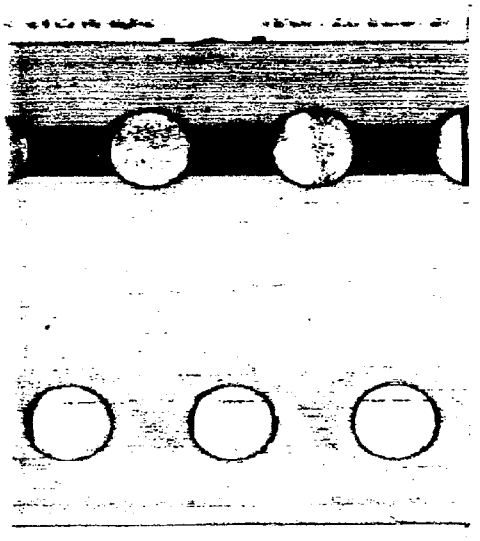
My Commission Expires:

1/23/93

CAROL A. WILSON NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

2530

Jun 20 11 37 AM '89



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 30000.00
				CON TX 99.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 105.50
				CHECK 105.50
06/20/89	01			11:40 0001 6703

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42530

IDENTIFICATION REFERENCE

JUN 20 11 37 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 221010