PREPARED BY: JOE N. HOPPER, ATTORNEY
P. O. Box 84
Brentwood, Tennessee 37027

BOOK 7877 PAGE 10

STATE OF TENNESSEE)
COUNTY OF Williamson)

ADDRESS NEW OWNER:

The actual consideration or value, whichever is greater for this transfer is $ 40,000

Alex W Bonner
Affiant

B & W Investments
P. O. Box 121
Brentwood, TN. 37027

SEND TAX BILLS TO:

Subscribed and sworn to before me this 27th day of JUNE, 1989.

SAME

Judith G Fridrich
Notary Public

My Commission Expires: 1/25/93

MAP: 83-9
PARCEL: 351 23W-7990
0036 06/29 0101 03CHECK 138.50

TRUSTEE'S DEED.

This Trustee's Deed made and entered into on this the 15 day of June, 1989, by and between JOE N. HOPPER, Trustee, the Trustee being of Williamson County, and JIM WOOLEMS and ALEX BONNER, d/b/a B & W INVESTMENTS, a partnership, holder of said Deed of Trust and Promissory Note dated September 15, 1988, of record in Book 7655, pages 138-141, in the Register's Office of Davidson County, Tennessee, wherein the said JIM WOOLEMS and ALEX BONNER, d/b/a B & W INVESTMENTS, a partnership conveyed certain property to Edward E. Carlton, Jr., and wife, Beth G. Carlton. WITNESSETH, that

WHEREAS, said Edward E. Carlton and wife, Beth G. Carlton did execute the aforementioned Deed of Trust upon the lands therein described to secure the payment of a certain indebtedness therein set out. Said Deed of Trust was recorded in Book 7655, pages 138 - 141, Register's Office of Davidson County, Tennessee; and

WHEREAS, said JIM WOOLEMS and ALEX BONNER, d/b/a B & W INVESTMENTS, a partnership is the holder and owner of all of the indebtedness secured by said Deed of Trust; and

WHEREAS, the said indebtedness described in that Deed of Trust and Promissory Note herein above mentioned is overdue and unpaid and the holder of said indebtedness having called upon the maker of said note and Deed of Trust to perform under the provisions of said documents and the said Edward E. Carlton, Jr., and wife, Beth G. Carlton having failed to perform and the holder of said note having directed the Trustee to advertise as required by law and the terms of the Deed of Trust offered said land for sale at the door of the courthouse of Davidson County on the 15th day of June, 1989 at 12:00 Noon when and where the holder of said indebtedness became the last and highest bidder at the price of $40,000.00.

NOW, THEREFORE, the said Joe N. Hopper, Attorney at Law, acting as Trustee as aforesaid in consideration of the premises and of the sum of $40,000.00 to him in hand paid has bargained and sold and by these presents does bargain, sell and convey unto the said JIM WOOLEMS and ALEX BONNER, d/b/a B & W INVESTMENTS, a partnership, their heirs and assigns the land sold as aforesaid, the same lying and being the County of Davidson and the State of Tennessee and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of Lindsley's 29 acre tract, or record in Book 57, page 66, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 70 fronts 50 feet on the southerly side of Gartland Avenue and runs back between parallel lines

150 feet to an alley.

Being the same property devised to Horace G. Perkins, Jr., under the Last Will and Testament of Charlye Perkins which appears of record in Will Book 118, page 680, Register's Office for Davidson County, Tennessee.

Being also the same property conveyed to the B & W Investments and L. E. Turner by Warranty Deed of record in Book 6533, page 683, Register's Office for Davidson County, Tennessee.

Being also the same property conveyed to Edward E. Carlton and wife, Beth G. Carlton, by Warranty Deed from B & W Investments of record of even date and being recorded simultaneously with a Deed of Trust which was recorded in Book 7655, page 138, Register's Office of Davidson County, Tennessee.

SAID sale is subject to any and all unpaid taxes that may be a lien against the property and subject to any and all other liens which take priority over the Deed of Trust upon which this foreclosure sale is had and all easements, restrictions, covenants and other matters of record.

Proceeds derived from the sale of said real estate will be applied as provided by the said Deed of Trust.

TO HAVE AND TO HOLD said lands and premises, together with all privileges and appurtenances thereunto belonging to their heirs and assigns in as full and ample manner as the said Trustee has power to convey the same.

IN WITNESS WHEREOF, said Joe N. Hopper, Attorney at Law, acting as Trustee as hereinabove stated has hereunto set his signature on the day and year first above written.

Joe N. Hopper
JOE N. HOPPER, TRUSTEE

STATE OF TENNESSEE
COUNTY OF Williamson)

Personally appeared before me, JOE N. HOPPER, Trustee, 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, this the 21ST day of June, 1989.

Joyce C. Junier
Notary Public

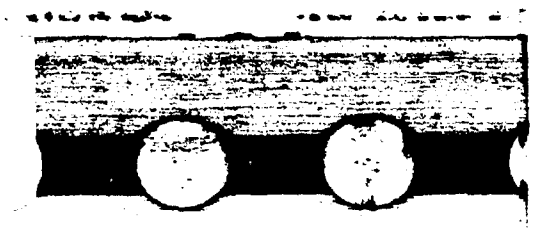
My Commission Expires: 12-01-90

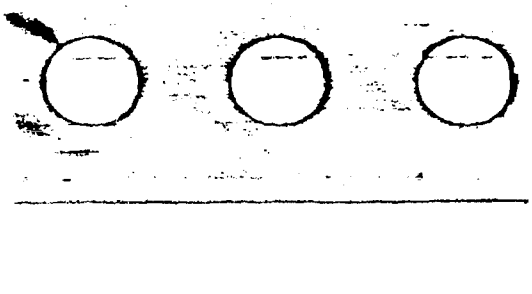
NOTARY PUBLIC

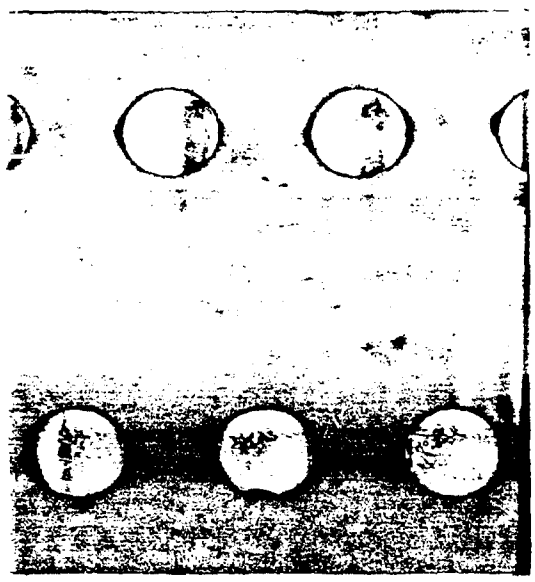
45291

JUN 29 10 54 AM '89

6-16-89/v1/fr-B&W.car







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

RECEIVED OF _____

FOR _____

BOOK 7877 PAGE 12

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 40000.00
				CON TX 132.00
				PRFEE 0.50
				WDEED 6.00
				TOTAL 138.50
				CHECK 138.50

06/29/89 01 10:57 0001 0036

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

45291

IDENTIFICATION REFERENCE

Jun 29 10 54 AM '89

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 224316