Box 3

This instrument prepared by:
DEVEREAUX D. CANNON, JR.
Attorney and Counsellor at Law
344 Fourth Avenue North
Nashville, Tennessee 37219

BOOK 7927 PAGE 631

ADDRESS OF NEW OWNER:
Jimmy L. Badger & wife, Martha A.
5248 Franklin Pike Circle
Brentwood, Tennessee 37027

SEND TAX BILLS TO:
same

MAP & PARCEL
117-4-101

1300 08/31 0101 03CHECK 304.00

TRUSTEE'S DEED

THIS INDENTURE, entered into this 31st day of August, A.D. 1989, by and between FIRST AMERICAN TRUST COMPANY, N.A. AS TRUSTEE UNDER THE WILL OF ROY A. CARTER, hereinafter referred to as Party of the First Part, and JIMMY L. BADGER and wife, MARTHA A. BADGER, hereinafter referred to as Parties of the Second Part,

WITNESSETH;

THAT, for and in consideration of the sum of Ninety Thousand and no/100ths ($90,000.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged by the Party of the First Part, the said Party of the First Part has bargained, sold, transferred and conveyed, and by these presents does bargain, sell, transfer and convey unto the Parties of the Second Part all of its right, title and interest in and to that certain parcel or tract of land in the County of Davidson, State of Tennessee, which is particularly described as follows:

Being the north 50 feet of Lot No. 183 on the Plan of Belmont Land Company's Plan of Lots, called Belmont Heights, as of record in Book 421, page 34, Register's Office for said County.

Said lot fronts 50 feet on the westerly side of Belmont Boulevard and runs back between parallel lines along the south margin of Sweetbrier Avenue, 175 feet to an alley.

BEING property conveyed to Roy A. Carter by deed from J. E. Carson and wife, Jennie Lewis Carson, of record in Book 2923, page 281, Register's Office for Davidson County, Tennessee, the said Roy A. Carter having since died and by Will of record in Will Book 164, page 556, Probate Court for Davidson County, Tennessee, property was devised to First American National Bank of Nashville, Nashville, Tennessee, as Trustee.

TO HAVE AND TO HOLD the Property, together will all of the appurtenances, estate, title and interest thereto belonging to the Second Parties, their heirs and assigns, forever.

The First Party covenants with the Second Parties that the said First Party is seized and possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, except for the lien of the 1989 taxes.

IDENTIFICATION REFERENCE

AUG 31 11 59 AM '89

DAVIDSON COUNTY, TN

62484

The First Party covenants and binds itself, and its successors in trust, as trustees and not otherwise, to warrant and forever defend the title to the said land to the Second Parties, their heirs and assigns, against the lawful claims of all persons, claiming by, through or under the First Party, and not otherwise.

The First Party executes this instrument solely in its fiduciary capacity and not individually, and the warranties herein made by it are limited to those warranties which it can and should make in its fiduciary capacity, and not otherwise.

IN WITNESS WHEREOF, the First Party has caused this instrument to be executed on the day and year first above written.

FIRST AMERICAN TRUST COMPANY, N.A. AS
TRUSTEE UNDER THE WILL OF ROY A. CARTER

BY: Pam Barker, Vice President
PATRICIA BARKER, VICE PRESIDENT

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, personally appeared PATRICIA BARKER, with whom I am personally acquainted, or proven to me on the basis of satisfactory evidence, and who, upon oath, acknowledged herself to be the Vice President of FIRST AMERICAN TRUST COMPANY, N.A., TRUSTEE UNDER THE WILL OF ROY A. CARTER, the within named bargainor, a corporation, and that she as such Vice President, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation by herself as Vice President.

WITNESS my hand and official seal at office this 31st day of August, A.D. 1989.

My Commission expires:
11 January 1992

NOTARY PUBLIC

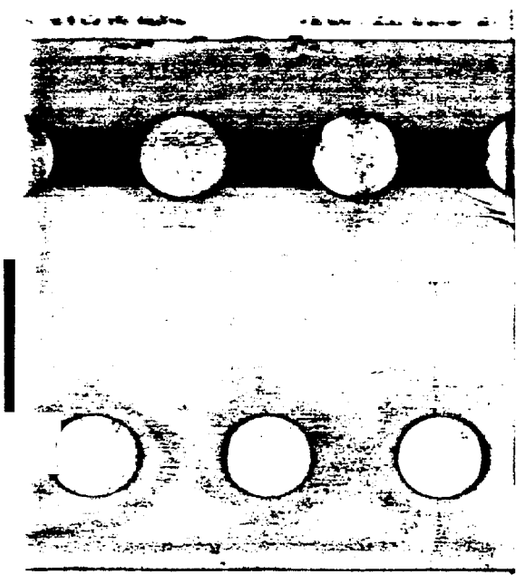
STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

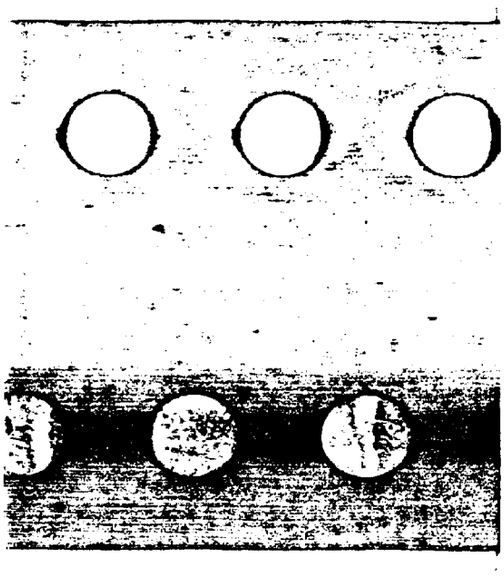
The actual consideration for this transfer or value of the property, whichever is greater, is $90,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

AFFIANT

Sworn to and subscribed before me
this 31st day of August, 1989.

NOTARY PUBLIC My Commission expires: 11 January 1992





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7927 PAGE 633

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 90000.00
CON TX 297.00
PRFEE 1.00
WDEED 6.00
TOTAL 304.00
CHECK 304.00

08/31/89 01 12:01 0001 130

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6248.4

IDENTIFICATION REFERENCE

AUG 31 11 59 AM '89

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN

No. 244494