TRUSTEE'S DEED

WHEREAS, under date of the 22nd day of December, 1988, James Lee Hankins and wife, Jan Wade Kennedy Hankins, executed a certain Deed of Trust to W.P. Bryan, Trustee, for the purpose of securing the debt and obligations therein described, which Trust Deed is recorded in Book 7756, page 942, in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the debt and the obligation secured by said Trust Deed in favor of the Nashville Post Office Credit Union and the undersigned, as Trustee, was requested to advertise and sell the property conveyed by said Trust Deed in compliance with provisions thereof; and

WHEREAS, the undersigned, as Trustee, did, in compliance with the provisions of said Trust Deed, advertise for sale the property conveyed by same, the advertisement of sale having been published in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, in the issues of November 16, November 23, and November 30, 1989, of said newspaper, said sale having been advertised for Friday, December 8, 1989, commencing at 12:00 noon Central Standard Time, at the front door of the Courthouse, Nashville, Davidson County, Tennessee, at which time and place the property was offered for sale and sold; and

WHEREAS, the highest and best bid of said property was then and there made by the Nashville Post Office Credit Union, to-wit: a bid of Seventy-Six Thousand, Two Hundred Fifty-Five Dollars and 21/100 ($76,255.21) for said property, which bid was then and there accepted by the undersigned as Trustee.

NOW, THEREFORE, for the consideration named, and for and in consideration of the compliance with the terms of said bid, the undersigned, W.P. Bryan, as Trustee, has bargained and sold, and does by these presents bargain, sell and convey unto the said Nashville Post Office Credit Union, the property advertised and sold as hereinabove recited, situated, lying and being in the County of Davidson, State of Tennessee, commonly known as 2654 Edge-O-Lake Drive, and more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot. No. 311 on the Plan of EDGE-O-LAKE ESTATES SUBDIVISION, SECTION FOURTEEN, of record in Book 3842, Page 202, said Register's Office; to which reference is hereby made for a complete and accurate description thereof.
>
> Being the same property conveyed to JAN WADE KENNEDY (NOW HANKINS) by deed of record in Book 5387, Page 603, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD, unto the said Nashville Post Office Credit Union, its heirs and assigns, in fee simple forever.

The undersigned Trustee believes the title hereby conveyed to be good, but warrants same against the lawful claims of all persons claiming by, through and under a conveyance from the undersigned as Trustee, under the provisions of the above-described Trust Deed, and nor further or otherwise.

The proceeds of this sale, the receipt of which the undersigned Substitute Trustee hereby acknowledges, have been applied as follows:

8.9540.

IDENTIFICATION REFERENCE

DEC 15 10 37 AM '89

FELIX Z WILSON JR REGISTER
DAVIDSON COUNTY TN

RUSH

4992 12/15 0101 03CHECK 9.00

Principal, Interest and Expenses:

Principal	$66,330.52
Interest	4,034.76
Unpaid Property Taxes (Through 12/8/89)	1,209.76
Release of Federal Tax lien	3,874.17
Recording IRS Release	6.00
Advertising	247.50
Attorney Fee	552.50
Total:	$76,255.21
TOTAL BID	$76,255.21

WITNESS the signature of the undersigned, W.P. Bryan, Trustee, this the 13 day of December, 1989.

W.P. Bryan
Trustee

STATE OF TENNESSEE,
COUNTY OF DAVIDSON:

On this 13 day of December, 1989, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared W.P. Bryan, Trustee, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

Notary Public

My Commission expires 1-23-93

PROPERTY ADDRESS:

2654 Edge-O-Lake Drive
Nashville, Tennessee

SEND TAX BILLS TO:

Nashville Post Office
Credit Union
P.O. Box 291232
Nashville, Tennessee 37229

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I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $76,255.21, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

x _____
Affiant

SUBSCRIBED AND SWORN TO before me this 13 day of December, 1989.

_____
Notary Public

My Commission Expires: 1-23-93

THIS INSTRUMENT PREPARED BY AND RETURN TO:

Ronald E. Mills, Esq.
Blackburn, Little, Smith & Slobey
First American Center
12th Floor
Nashville, Tennessee 37238
(615) 254-7770