F de 16

This Instrument Prepared By:
Baker, Worthington,
Crossley, Stansberry & Woolf
Suite 1700, Nashville City Center
511 Union Street
Nashville, Tennessee 37219

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.:
Sovran Bank/Central South	SAME	117-13-6
One Commerce Place		07DA 42170
Nashville, TN 37219		BOOK 8048 PAGE 326

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments provided for and made in a Deed of Trust dated February 10, 1973, executed by Wiliam R. Link and wife, Susan Link, to Louis R. Linx, Trustee, which is recorded in Book 4681, page 674, Register's Office for Davidson County, Tennessee; and

WHEREAS, said real property secured by said Deed of Trust of record in Book 4681, page 674, said Register's Office, has been conveyed to Walter F. Bond and wife, Barbara Oliver Bond, by deed of record in Book 5058, page 209, said Register's Office; and

WHEREAS, by instrument of record in Book 8013, page 951, Register's Office for Davidson County, Tennessee, said Deed of Trust of record in Book 4681, page 674, said Register's Office, and the indebtedness secured thereby have been assigned to Sovran Bank/Central South; and

WHEREAS, Sovran Bank/Central South, the owner and holder of the indebtedness secured by said Deed of Trust of record in Book 4681, page 674, Register's Office for Davidson County, Tennessee, replaced said Trustee by naming Marshall L. Hix as Substitute Trustee by an instrument of record in Book 8018, page 520, Register's Office for Davidson County, Tennessee; and

WHEREAS, I, Marshall L. Hix, Substitute Trustee, caused said real property to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 o'clock Noon, prevailing time, on Friday, February 16, 1990, at the front door of the Metropolitan Davidson County Courthouse, Nashville, Davidson County, Tennessee, to be knocked off and sold to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower, and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims, and unpaid taxes which may be a lien against said property; and

WHEREAS, I, Marshall L. Hix, Substitute Trustee, personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of One Hundred Fifty Thousand and No/100---------- ----------Dollars ($ 150,000.00----------) by Sovran Bank/Central South (hereinafter referred to as the "Grantee") and said property was knocked off and sold to the Grantee.

NOW, THEREFORE, in consideration of the premises and sum of ---------- One Hundred Fifty Thousand and No/100----------Dollars ($ 150,000.00----------) cash in hand paid by the Grantee, I, Marshall L. Hix, Substitute Trustee, have this day bargained and sold and, by the premises, do transfer and convey to Grantee, its/their heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

> Being Lot No. 22 on the Plan of Vailwood Heights, as of record in Book 1835, page 32, Register's Office for said County.
>
> Said Lot No. 22 fronts 110 feet on the west side of Skyline Drive, and runs back between lines, 189.3 feet on the north line and 187.9 feet on the south line, to a dead line in the rear on which it measures 110.1 feet.
>
> Being the same property conveyed to William R. Link and wife, Susan Link, by deed from Laurine Wallace Vail of record in Book 4681, page 672, Register's Office for Davidson County, Tennessee; and being the same property conveyed to Jim M. McClary and wife, Susan G. McClary, by deed from William R. Link and wife, Susan S. Link, of record in Book 4788, page 127, said Register's Office; and being the same property conveyed to Louise S. Craig by deed from Jim M. McClary and wife, Sue G. McClary, of record in Book 5004, page 401, said Register's Office; and being the same property conveyed to Walter F. Bond and wife, Barbara Oliver Bond, by deed from Louise S. Craig of record in Book 5058, page 209, said Register's Office.

Said property is known as 4009 Skyline Drive, Nashville, Davidson County, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the Grantee, its/their heirs and assigns forever.

And, I covenant with the said Grantee that I am lawfully seized and possessed of said real property as Substitute Trustee only and, by these terms of the above mentioned Deed of Trust, have a good right to sell and convey the same and that same is unencumbered except for any and all mortgages, liens, claims, and any and all unpaid taxes that may be a lien against said real estate.

I further covenant and bind myself/my successors and assigns, to warrant and forever defend the title to said real estate to the Grantee, its/their heirs and assigns, against the lawful claims of any persons claiming by or through me as

Substitute Trustee, but no further or otherwise; it being my intention only to convey to Grantee no greater title in the subject real estate that I received as Substitute Trustee and that, as Substitute Trustee, I have the right to sell and convey.

THIS sale is subject to all matters shown on any applicable recorded Plan; any unpaid taxes which exist as a lien against said property; any restrictive covenants, easements or setback lines that may be applicable; any matters of record; any statutory rights of redemption not otherwise waived in the Deed of Trust, including rights of redemption of any governmental agency, state or federal; and any prior liens or encumbrances that may exist against the property. This sale is also subject to any matter that an accurate survey of the premises might disclose.

Witness my hand this 16th day of February, 1990.

Marshall L. Hix
Substitute Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Renee D. Gentry, a Notary Public in and for said County and State, Marshall L. Hix, Substitute Trustee, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of February, 1990.

Notary Public

RENEE D. GENTRY NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: May 13, 1990

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $150,000.00.

Affiant

Subscribed and sworn to before me on this 16th day of February, 1990.

Notary Public

SAM J. MCALESTER, III NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: May 13, 1990

0 4 7 9 4

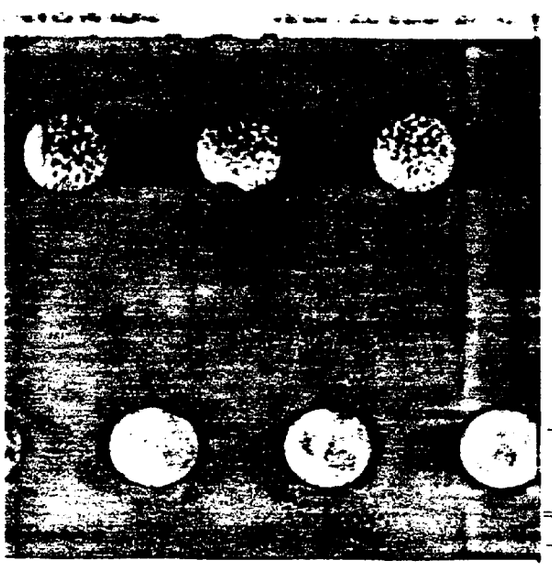
IDENTIF. REFERENCE

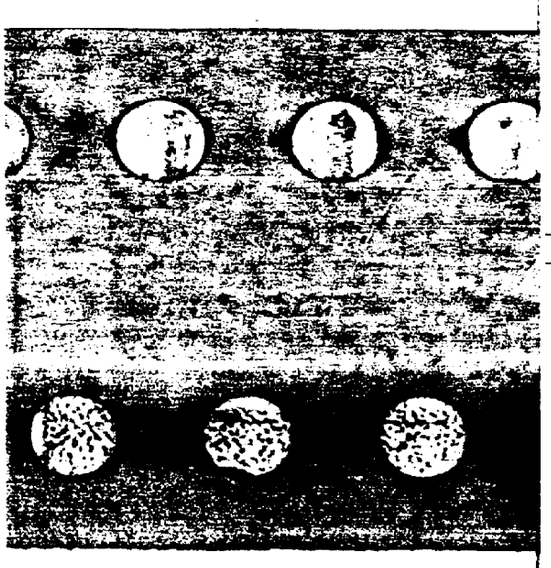
FEB 20 11 11 AM '90

LIX Z. [illegible] DAVIDSON COUNTY TN.

3883 2/20 0101 03CHECK 502.00

Page:





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

RECEIVED OF _____

FOR _____

BOOK 8048 PAGE 329

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				150000.00
			CON TX	495.00
			PRFEE	1.00
			WDEED	9.00
			TOTAL	505.00
			CHECK	505.00
02/20/90	01		11:09 0001	3982

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04794

IDENTIF. REFERENCE

FEB 20 11 11 AM '90

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 293969