This Instrument Prepared by:
Union Title Company, Inc.
616 Marriott Drive
P.O. Box 292574
Nashville, Tennessee 37229-2574
Mortgagee Name N/A
Map & Parcel # 104 01 0 44100

OWNER: Security Federal Savings & Loan Assn.
Send Tax Bills To:
P.O. Box 305171
616 Marriott Drive
Nashville, Tennessee 37230-5171

TRUSTEE'S DEED BOOK 8076 PAGE 565

WHEREAS, by Deed of Trust dated September 21, 1987, recorded in Book 7358, page 440, Register's Office for Davidson County, Tennessee, Campbell Ltd., a Tennessee Limited Partnership, conveyed to Union Title Company, Inc., Trustee, the real estate hereinafter described, to secure a Note dated September 21, 1987, in the amount of $194,400.00 payable to Security Federal Savings and Loan Association of Nashville, as shown therein, and,

WHEREAS, default occurred in the terms and conditions of said Note and/or Deed of Trust, the lawful owner called on Union Title Company, Inc., Trustee, to advertise the property for sale pursuant to the provisions of the Deed of Trust. The Trustee did, therefore, pursuant to the authority vested in him as Trustee, and pursuant to the terms and provisions of the said Deed of Trust, advertise the property by publishing a notice of sale in the Nashville Record, a newspaper published in Davidson County, Tennessee, advertising the sale of the property on March 1, 8 and 15, 1990 at the Courthouse in Davidson County, Tennessee at public outcry to the highest bidder for cash, free from the equity of redemption, homestead, dower and all other exemptions of every kind, but subject to any and all taxes, liens, restrictions, restrictive covenants, easements, setback lines, encumbrances and rights pertaining thereto which may affect the property.

Pursuant to said Notice of Sale, the Trustee, at the time and place fixed therein, offered the property for sale to the highest bidder for cash and sold said property to Security Federal Savings and Loan Association of Nashville, for the sum of One Hundred Forty-Seven Thousand Five Hundred Dollars ($147,500.00), this being the highest and best bid received therefore.

The owner and holder of the indebtedness for which the property was sold having applied the amount of the bid toward payment of its Note and its permissible expenses and fees incurred as of the date of sale, the Trustee has this day bargained and sold, and does hereby sell, transfer and convey unto Security Federal Savings and Loan Association of Nashville, their successors

and assigns, the following described real estate located in Davidson County, Tennessee, and more particularly described as follows:

LOT NO. 1

Being Lot No. 1 on the plan of The Resubdivision of Lots 182, 183 and a part of lot 184, WEST GROVE SUBDIVISION, of record in Book 5200, page 500, Register's Office for said County.

Said Lot No. 1 fronts 45.00 feet on the northerly margin of Nebraska Avenue and extends back 119.14 feet on the easterly line and 113.00 feet on the the westerly line to a dead line in the rear, measuring 64.97 feet thereon.

LOT NO. 2

Being Lot No. 2 on the plan of The Resubdivision of Lots 182, 183 and a part of Lot 184, WEST GROVE SUBDIVISION, of record in Book 5200, page 500, Register's Office for said County.

Said Lot No. 2 which is a corner lot, fronts 25.96 feet on the northerly margin of Nebraska Avenue and fronts 87.73 feet on the easterly margin of Thirty-Sixth Avenue North, said frontages being joined by a curve having a length of 39.88 feet, and extends back 58.5 feet on the northerly line and 113.00 feet on the easterly line to a point of intersection.

LOT NO. 3

Being Lot No. 3 on the plan of the Resubdivision of Lots 182, 183 and part of Lot 184, WEST GROVE SUBDIVISION, of record in Book 5200, page 500, Register's Office for said County.

Said Lot No. 3 fronts 86.00 feet on the easterly margin of Thirty-Sixth Avenue North and extends back 140.00 feet on the northerly line and 123.47 feet on the southerly line to a dead line in the rear, measuring 63.86 feet thereon.

All being the same proeprty conveyed to Campbell Limited, a Tennessee Limited Partnership by deed from Mary H. Campbell and husband, Robert B. Campbell of record in Book 6188, page 578, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all improvements thereon, unto the said Security Federal Savings and Loan Association of Nashville, their successors and assigns, in fee simple forever, in bar of the equity of redemption, homestead and dower and all other exemptions of every kind, but subject to all put in previous writing.

And the Trustee does hereby transfer, assign and set over to the said Security Federal Savings and Loan Association of Nashville, their successors and assign all of the covenants and warranties contained in the aforesaid Deed of Trust and does hereby warrant the title as fully as they are authorized to do as Trustee, subject to any exception noted herein and shown of record, but no further or otherwise.

WITNESS my hand this 27th day of March, 1990.

UNION TITLE COMPANY, INC.

TRUSTEE

By: Hugh J. Bradley
Vice-President

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Hugh J. Bradley, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath, acknowledged himself to be Hugh J. Bradley of Union Title Company, Inc., the within bargainor, a corporation, acting as substitute trustee and that he as such Hugh J. Bradley executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Hugh J. Bradley.

Witness my hand and seal, at Office in Nashville, Tennessee this 27th day of March, 1990.

Elizabeth Jane Bass
Notary Public

My Commission Expires: 9/25/93

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer, whichever is greater is $ 147,500.00

Hugh J. Bradley
Affiant

Sworn to and subscribed before me this 27th day of March, 1990.

Elizabeth Jane Bass
Notary Public

My Commission Expires: 9/25/93

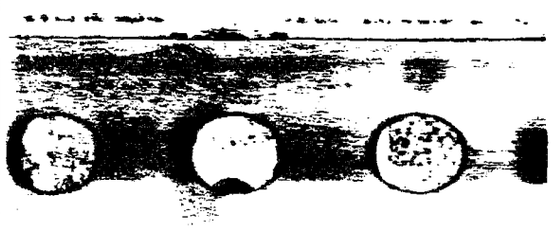
14731

IDENTIF. REFERENCE

MAR 30 9 45 AM '90

DAVIDSON COUNTY

7081 03/30 0101 03CHECK 496.75



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

RECEIVED OF _____

FOR _____

BOOK 8076 PAGE 568

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	
				147500.00
			CON TX	486.75
			PRFEE	1.00
			WDEED	9.00
			TOTAL	496.75
			CHECK	496.75
03/30/90	01		09:43 0001	7081

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



14731

IDENTIF. REFERENCE

MAR 30 9 45 AM '90

DAVIDSON COUNTY TN.

No. 305490