4/2

BOOK 7861 PAGE 851

89-63

THIS INSTRUMENT PREPARED BY:
George R. Fusner, Jr.
White & Reasor
3305 West End Avenue
Nashville, TN 37203

Address New Owner(s) as Follows:	Send Tax Bills To:	Map-Parcel No.
Security Federal Savings and Loan Association of Nashville 616 Marriott Drive P.O. Box 305171 Nashville, TN 37230-5171	Same	See Exhibit B

RE-RECORD BOOK 8091 PAGE 241

CORRECTED
TRUSTEE'S DEED

FOR AND IN CONSIDERATION OF the sum of One Million Two Hundred Eighty Six Thousand Five Hundred and No/100 ($1,286,500.00) Dollars the receipt of which is hereby acknowledged, UNION TITLE COMPANY, INC., Successor Trustee, hereinafter called "Grantor", has this day bargained and sold, and does hereby transfer and convey unto SECURITY FEDERAL SAVINGS AND LOAN ASSOCIATION OF NASHVILLE, a federally chartered savings and loan association, hereinafter called "Grantee", its successors and assigns, without covenant or warranty, express or implied, certain real estate in Davidson County, Tennessee, described as follows:

TRACT I:

LAND in Davidson County, Tennessee, Being Lots 168 A & B; 169 A & B; 170 A & B; 171 A & B; 172 A & B; 173 A & B; 174 B; 175 A & B; 176 A & B; 177 A; 178 A & B; 179 A & B; 180 B; 181 B; 182 A & B; 183 A; 184 A; 185 A & B; 186 B; 187 A & B, on the PLAN OF ZONE LOT DIVISION OF ALL LOTS OF PHASE ONE, CEDAR BLUFF SUBDIVISION, filed for record in Plat Book 6250, page 836, 837, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lots.

BEING part of the same property conveyed to Apple Valley Associates, a Tennessee joint venture, by Warranty Deed from Aberdeen Properties, Inc., of record in Book 6185, page 756, Register's Office for Davidson County, Tennessee.

This conveyance is made pursuant to the powers conferred upon Grantor by that Deed of Trust, dated April 23, 1986, executed by Apple Valley Associates, a Tennessee joint venture, to Everett A. Covington, Jr., Trustee, as of record in Book 6838, page 112, Register's Office for Davidson County, Tennessee, with the Grantor having been appointed Successor

Trustee by an instrument of record in Book 7834, page 619 Register's Office for Davidson County, Tennessee. As set forth in that Successor Trustee's Sale and Foreclosure Notice, a copy of which is attached hereto as Exhibit "A", published pursuant to the aforementioned Deed of Trust and applicable law in The Nashville Record on May 11, 1989, May 18, 1989, May 25, 1989 and June 1, 1989, default has been made in the terms, conditions, provisions, and payments provided for in the aforementioned Deed of Trust, and the sale at foreclosure of the above-described property was scheduled for Friday, June 9, 1989, at 10:00 a.m. at the South (Main) Door of the Metropolitan Courthouse, Nashville, Davidson County, Tennessee. That foreclosure sale has been held and concluded as provided in the foreclosure notice.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this the 9th day of June, 1989.

"GRANTOR"

UNION TITLE COMPANY, INC.,
Successor Trustee

By: E.A. Covington Jr.
Title: President Emeritus

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, George R. Fusner, Jr., a Notary Public for the State and County aforesaid, E.A. Covington, Jr., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President Em. of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 9th day of June, 1989.

Notary Public

My commission expires:
2-15-93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $1,286,500.

Richard Mann Vice President
AFFIANT

SUBSCRIBED and sworn to before me, this 9th day of June, 1989.

Notary Public

My commission expires: 2-15-93

EXHIBIT A

BOOK 7861 PAGE 853

SUCCESSOR TRUSTEE'S SALE AND
FORECLOSURE NOTICE

RE-RECORD BOOK 8091 PAGE 243

Default having been made in the terms, conditions, provisions, and payments provided for in a certain Deed of Trust, dated April 23, 1986 to secure an indebtedness as described therein, executed by Apple Valley Associates, a Tennessee joint venture, to Everett A. Covington, Jr., Trustee, and recorded in Book 6838, page 112, Register's Office for Davidson County, Tennessee, the undersigned, Union Title Company, Inc., having been appointed Successor Trustee, by an instrument of record in Book 7833, page 555, said Register's Office, and all of the secured indebtedness having become due and payable as provided in said Deed of Trust at the option of the lawful owner and holder of the same; I, Union Title Company, Inc., Successor Trustee, acting upon the demand of Security Federal Savings and Loan Association of Nashville, the lawful owner and holder of said indebtedness, to foreclose said Deed of Trust by virtue of the power and authority vested in me as such Successor Trustee, will, on

JUNE 9, 1989

at 10:00 o'clock a.m. of the South (Main) Door of the Courthouse in Nashville, Davidson County, Tennessee, sell at public outcry to the highest bidder for cash, free from the equity of redemption, statutory right of redemption, homestead, dower, and all other exemptions of every kind, which have been expressly waived in said Deed of Trust, the following described real property in Davidson County, Tennessee:

> LAND in Davidson County, Tennessee, Being Lots 168 A & B; 169 A & B; 170 A & B; 171 A & B; 172 A & B; 173 A & B; 174 B; 175 A & B; 176 A & B; 177 A; 178 A & B; 179 A & B; 180 B; 181 B; 182 A & B; 183 A; 184 A; 185 A & B; 186 B; 187 A & B, on the PLAN OF ZONE LOT DIVISION OF ALL LOTS OF PHASE ONE, CEDAR BLUFF SUBDIVISION, filed for record in Plat Book 6250, page 836, 837, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lots.
>
> BEING part of the same property conveyed to Apple Valley Associates, a Tennessee joint venture, by Warranty Deed from Aberdeen Properties, Inc., of record in Book 6185, page 756, Register's Office for Davidson County, Tennessee.

These lots have the following street addresses:

Lot Number	Street Address
168 A	217 MacFie Drive
168 B	219 MacFie Drive
169 A	221 MacFie Drive
169 B	223 MacFie Drive
170 A	225 MacFie Drive
170 B	227 MacFie Drive
171 A	229 MacFie Drive
171 B	231 MacFie Drive
172 A	233 MacFie Drive
172 B	235 MacFie Drive
173 A	237 MacFie Drive
173 B	239 MacFie Drive
174 B	243 MacFie Drive
175 A	208 MacFie Drive
175 B	210 MacFie Drive
176 A	212 MacFie Drive
176 B	214 MacFie Drive
177 A	503 MacFie Court
178 A	505 MacFie Court
178 B	507 MacFie Court
179 A	509 MacFie Court
179 B	511 MacFie Court
180 B	515 MacFie Court
181 B	516 MacFie Court
182 A	512 MacFie Court
183 A	508 MacFie Court
184 A	504 MacFie Court
185 A	502 MacFie Court
185 B	500 MacFie Court
186 B	226 MacFie Drive
187 A	228 MacFie Drive
187 B	230 MacFie Drive
182 B	514 MacFie Court

Said sale is subject to the following:

1. 1989 Metropolitan Government of Nashville and Davidson County real property taxes, a lien, but not presently due and payable;

2. Encroachments, overlaps, boundary line disputes and any other matters which would be disclosed by an accurate survey or inspection of the premises;

3. Easements or claims of easements not shown by public records;

4. Any and all unpaid taxes and special assessments;

5. Any and all restrictions, easements, set-back lines, deeds of trust, or other prior encumbrances of record, including rights of redemption of any governmental agency, state or federal;

6. Any zoning ordinance of the Metropolitan Government of Nashville and Davidson County, Tennessee;

7. Title to that portion of the premises embraced within the bounds of any roads or highways;

8. No warranty, express or implied, is made by the Trustee or the holder of the indebtedness as to the condition of the property or the improvements located thereon;

9. All those items shown on the Plan of record in Book 6250, pages 836, 837, Register's Office for Davidson County, Tennessee;

10. Restrictive Covenants of record in Book 5039, page 484, Register's Office for Davidson County, Tennessee;

11. Power Line Easement granted to Tennessee Valley Authority by certified copy of the United States District Court Decree, as recorded in Book 3281, page 39, Register's Office for Davidson County, Tennessee;

12. Subject to sewer line easements of record in Book 4878, page 142; Book 4901, page 341; Book 5116, page 352; all of the Register's Office for Davidson County, Tennessee;

13. Subject to an agreement between T. D. Davis, et al., and the L & N Railroad Company, of record in Book 382, page 434, Register's Office for Davidson County, Tennessee;

14. Those items shown on a Plan of record in Book 5200, page 610, Register's Office for Davidson County, Tennessee; and

15. Deed of Dedication, of record in Book 6569, page 956, Register's Office for Davidson County, Tennessee.

Trustee, at his or her sole discretion, may at the time and place appointed above for this sale in order to accomplish the most advantageous sale and consequent discharge of his or her trust obligation under the circumstances, reserves the right to do any or all of the following:

1. By oral announcement, Trustee may elect to adjourn the sale to another time during regular business hours on a different day, but at the same place, so long as no potential purchaser is thereby precluded from placing a bid;

2. By oral announcement, Trustee may elect to delay the sale for a reasonable time during regular business hours, on the same day, to be continued at the same place at the announced time, in order to enable any bona fide bidder to determine and submit a bid, so long as no potential purchaser is thereby precluded from placing a bid; and/or

3. By oral announcement, Trustee may elect to sell the property in such lots, parcels, segments, or separate estates as may accomplish the most advantageous sale and consequent discharge of his or her trust obligation under the circumstances, and to this end Trustee may sell the property first in whole and then in part, and ultimately consummate the sale in whichever manner produces the most advantageous result.

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THIS the 5th day of May, 1989.

RE-RECORD BOOK 8091 PAGE 246

UNION TITLE COMPANY, INC.,
Substitute Trustee

Insertion Dates:
May 11, May 18, May 25, and June 1, 1989

ATTORNEYS FOR SUCCESSOR TRUSTEE:

George R. Fusner, Jr.
WHITE & REASOR
3305 West End Avenue
Nashville, TN 37203
(615) 383-3345

2463 04/19 0101 03CHECK 21.00

RE-RECORD
19943

IDENTIF. REFERENCE

APR 19 8 48 AM '90

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EXHIBIT B RE-RECORD BOOK 8091 PAGE 247

Lot No.	Map and Parcel
168A	33-16-212
168B	33-16-262
169A	33-16-211
169B	33-16-261
170A	33-16-210
170B	33-16-260
171A	33-16-209
171B	33-16-259
172A	33-16-208
172B	33-16-258
173A	33-16-207
173B	33-16-257
174B	33-16-256
175A	33-16-207
175B	33-16-249
176A	33-16-198
176B	33-16-250
177A	33-16-199
178A	33-16-200
178B	33-16-252
179A	33-16-201
179B	33-16-253
180B	34-13-324
181B	34-13-325
182A	34-13-265
182B	34-13-326
183A	34-13-266
184A	34-13-328
185A	33-16-203

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