This Instrument Prepared By:
Elizabeth M. Wilson
Metropolitan Federal Savings
and Loan Association
230 Fourth Avenue, North
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $418,500.00

Elizabeth M. Wilson
Affiant

Subscribed and sworn to before me, this 2nd day of July, 1990.

Karen C. Rogers
Notary Public

My Commission Expires: 9-28-91

Address New Owners As Follows:
Metropolitan Federal Savings
and Loan Association
P.O. Box 995
Nashville, Tennessee 37202-0995

Send Tax Bills To:
Same

Map-Parcel Nos.
See Exhibit A

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 29th day of June, 1990, by and between Elizabeth M. Wilson, Substitute Trustee, First Party, and Metropolitan Federal Savings and Loan Association, Second Party,

WITNESSETH:

WHEREAS, by a Deed of Trust dated February 26, 1986, of record in Book 6793, page 26, Register's Office for Davidson County, Tennessee, C. Hooper Development Company, a Tennessee Corporation conveyed to Glenn L. Lawrence, Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Three Hundred Eighty Thousand and No/100 ($380,000.00) Dollars, payable to the order of Metropolitan Federal Savings and Loan Association; and

WHEREAS, Glenn L. Lawrence, Trustee, was unable to act as Trustee under said Deed of Trust and Union Financial Corporation was appointed Substitute Trustee by the owner and holder of said note. Said appointment is of record in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in the Nashville Record on June 7, 14 and 21, 1990; and

WHEREAS, the First Party appeared and caused the said property to be sold at the front door of the Courthouse in Davidson County, Tennessee, on June 29, 1990; and

WHEREAS, Second Party being the highest and best bidder thereof, became the purchaser of said property at and for the sum of One ($ 1.00) Dollars, and said sum of said bid having been paid or credited, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

Two tracts of land in the 4th Civil District of Davidson County, Tennessee, described according to a survey made by Hart, Freeland and Roberts, Inc., dated August 6, 1971, described as follows:

TRACT B:
Beginning at a point in the easterly margin of Shute Lane at a point 574.46 feet south of the southerly margin of Sandersville Road thence North 84 deg. 38 min. East 1312.58 feet to a point; thence North 79 deg. 01 min. East 312.96 feet to a point in the westerly margin of Andrew Jackson Parkway; thence with the westerly margin of said Parkway, northerly 497.48 feet to the beginning of a curve; thence around said curve which has a radius of 25 feet; northwesterly 37.48 feet to the southerly margin of Sandersville Road; thence with the southerly margin of said Road North 84 deg. 38 min. West 1502.31 feet to the beginning of a curve; thence around said curve which has a radius of 25 feet southwesterly 40.46 feet to the easterly margin of Shute Lane; thence with the easterly margin of Shute Lane South 2 deg. 38 min. West 574.46 feet to the point of beginning, containing 21.55 acres, more or less.

TRACT C:
Beginning at a point in the easterly margin of Andrew Jackson Parkway at a point in the southwesterly corner of the James H. Davis property of record in Book 4331, page 509, Register's Office for Davidson County, Tennessee; thence with the southerly line of the Davis property North 84 deg. 47 min. East 977.05 feet to a point; thence South 4 deg. 50 min. West 1607.95 feet to a point; thence North 85 deg. 35 min. West 688.16 feet to a point in the easterly margin of Andrew Jackson Parkway; thence with the easterly margin of said Parkway North 2 deg. 48 min. West 421.57 feet to a point; thence continuing with the easterly margin of said Parkway in a northerly direction 639.14 feet to a point; thence continuing with said Parkway North 12 deg. 18 min. West 102.16 feet to a point; thence continuing with said Parkway northerly 315.11 feet to the point of beginning, containing 28.14 acres more or less.

INCLUDED IN THE ABOVE DESCRIBED PROPERTY BUT EXCLUDED FROM THIS CONVEYANCE ARE THE FOLLOWING THREE TRACTS:

TRACT I:
Beginning at a point at an iron pin in the easterly margin of Shute Lane, said point being the northwest corner of the Hermitage Memorial Gardens, Inc., property and the southwest corner of the herein described property; thence North 2 deg. 38 min. East 197.00 feet along the easterly margin of Shute Lane to an iron pin; thence South 87 deg. 15 min. East 442.44 feet to an iron pin; thence South 5 deg. 22 min. West 217.00 feet to an iron pin; thence North 84 deg. 38 min. West 432.58 feet to an iron pin in the easterly margin of Shute Lane, the point of beginning, and containing 2.08 acres, more or less.

TRACT II:
Land in the 4th Civil District of Davidson County, Tennessee, described according to a survey of Cummings and Cummings, Surveyors and Consultants, dated March 27, 1974, as follows:

Beginning at an iron pin in the easterly right-of-way of Andrew Jackson Parkway at the southwesterly corner of property of James H. Davis by deed in Book 4331, page 509, Register's Office for Davidson County, Tennessee; thence with Davis' southerly line, North 85 deg. 19 min. East 982.13 feet tc an iron pin in the westerly boundary of Gilbert S. Merritt;

thence with Merritt's westerly line, South 4 deg. 50 min. 42 sec. West, 37 feet to an iron pin; thence North 85 deg. 08 min. 28 sec. West, 337.77 feet to an iron pin; thence South 4 deg. 47 min. 41 sec. West 563.73 feet to an iron pin; thence North 85 deg. 08 min. 22 sec. West, 442.40 feet to an iron pin in the easterly right-of-way of Andrew Jackson Parkway; thence with said Parkway on a slight left curve with a radius of 3,847.35 feet, 384.29 feet to an iron pin; thence continuing with said Parkway, North 11 deg. 45 min. 31 sec. West 102.18 feet to an iron pin; thence continuing with said Parkway on a slight right curve with a radius of 2,301.00 feet, 311.84 feet to the beginning, containing 13.02 acres, more or less.

TRACT III:
Land in the 4th Civil District of Davidson County, Tennessee, described according to a survey of Cummings and Cummings, Surveyors and Consultants, dated March 27, 1974, as follows:

Beginning at a concrete monument in the easterly right-of-way of Andrew Jackson Parkway at the northwesterly corner of property of J. R. Freeman; thence with said Parkway, North 2 deg. 21 min. 38 sec. West 421.65 feet to an iron pin; thence continuing with said Parkway on a slight left curve with a radius of 3,847.35 feet, 245.50 feet to an iron pin; thence South 85 deg. 08 min. 22 sec. East 442.40 feet to an iron pin; thence North 4 deg. 47 min. 41 sec. East 563.73 feet to an iron pin; thence South 85 deg. 08 min. 28 sec. East 337.77 feet to an iron pin in the westerly boundary of Gilbert S. Merritt; thence with Merritt's westerly boundary, South 4 deg. 50 min. 42 sec. West 1234.86 feet to an iron pin; thence North 84 deg. 16 min. 28 sec. West, passing a concrete monument at 26.16 feet, a total distance of 688.30 feet to the point of beginning, containing 15.55 acres, more or less.

ALSO INCLUDED IN THE ABOVE DESCRIBED TRACTS B AND C, BUT EXCLUDED HEREFROM ARE THE FOLLOWING TRACTS:

TRACT IV
Land in Davidson County, Tennessee, being Lots No. 1, 3, 4, 5, 8, 11, 13, 17, 18, 19, 20, 21, 22, 23, 24, 27, 35, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 52, 53, 55, 56, 57, 58, 59, 60, 62, 63, 64, 71, 72, 74, 75, 77, 78, 80, and 83, on the plan of Caleb Chase of record in Plat Book 6250, pages 821 and 822, said Register's Office to which plan reference is hereby made for a more complete description.

TRACT V
Land in Davidson County, Tennessee, being Lots No. 66 and 67 on the Resubdivision of Caleb Chase of record in Book 6200, page 759, said Register's Office for a more complete description.

TRACT VI
Land in Davidson County, Tennessee, being all the property designated as common areas on the Plat of Caleb Chase of record in Book 6250, page 821, said Register's Office, as conveyed to the Caleb Chase Homeowners Association, Inc., of record in Book 7242, page 554, said Register's Office.

Said real property is the remaining part of the property described in the Deed of Trust stated above which has not been released from said Deed of Trust, the property originally described in said Deed of Trust as follows:

> Land in Davidson County, Tennessee, being all that real property shown on the plat of Caleb Chase, a planned unit development, as of record in Book 6250, pages 821 and 822, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to C. Hooper Development Company, a Tennessee corporation, by deed from CFW Construction Co., Inc., a Tennessee corporation of record in Book 6359, page 26, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind. This conveyance is subject to instruments of record in Book 6366, page 753, Book 6773, page 253, said Register's Office, the right of redemption of the Revenue Department of State of Tennessee, and any and all taxes that may be lien against said property, restrictive covenants, easements, set-back lines and all other restrictions of record.

AND, I, **Elizabeth M. Wilson, Substitute Trustee**, do further covenant and bind my successors and assigns to warrant and defend the title to said land only as to such title coming by, through or under it to the said Second Party, my successors and assigns and not otherwise.

IN WITNESS WHEREOF, the First Party has hereunto set its signature this the day and date above written.

Elizabeth M. Wilson
Elizabeth M. Wilson
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Elizabeth M. Wilson, Substitute Trustee, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hands, at office, this 2nd day of July, 19 90.

Karen C. Rogers
Notary Public

My Commission Expires: 9-28-91

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Caleb Chase.STD

LOT	MAP-PARCEL	FIELD BOOK NO.
2	64-11-A-002.00CO	4D-92008
6	64-11-A-006.00CO	4D-92012
7	64-11-A-007.00CO	4D-92013
9	64-11-A-009.00CO	4D-92015
10	64-11-A-010.00CO	4D-92016
12	64-11-A-012.00CO	4D-92018
14	64-11-A-014.00CO	4D-92020
15	64-11-A,015.00CO	4D-92021
16	64-11-A-016.00CO	4D-92022
25	64-11-A-025.00CO	4D-92031
26	64-11-A-026.00CO	4D-92032
28	64-11-A-028.00CO	4D-92034
29	64-11-A-029.00CO	4D-92035
30	64-11-A-030.00CO	4D-92036
31	64-11-A-031.00CO	4D-92037
32	64-11-A-032.00CO	4D-92038
33	64-11-A-033.00CO	4D-92039
34	64-11-A-034.00CO	4D-92040
36	64-11-A-036.00CO	4D-92042
51	64-11-A-051.00CO	4D-92057
54	64-11-A-054.00CO	4D-92060
61	64-11-A-061.00CO	4D-92067
65	64-11-A-065.00CO	4D-92071
68	64-11-A-068.00CO	4D-92074
69	64-11-A-069.00CO	4D-92075
70	64-11-A-070.00CO	4D-92076
73	64-11-A-073.00CO	4D-92079
76	64-11-A-076.00CO	4D-92082
79	64-11-A-079.00CO	4D-92085
81	64-11-A-081.00CO	4D-92087
82	64-11-A-082.00CO	4D-92088

BOOK 8144 PAGE 169

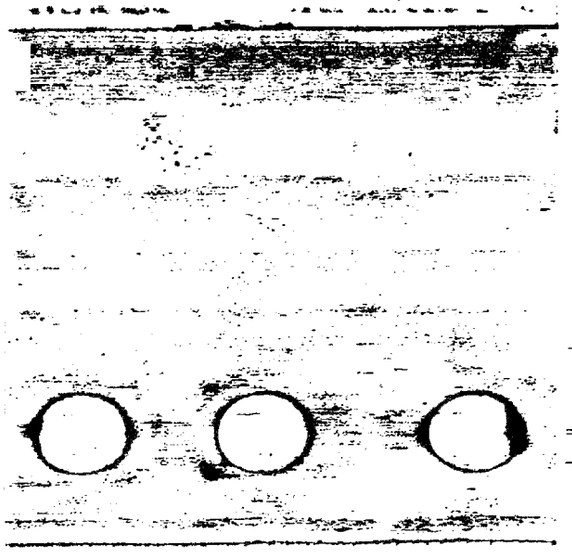
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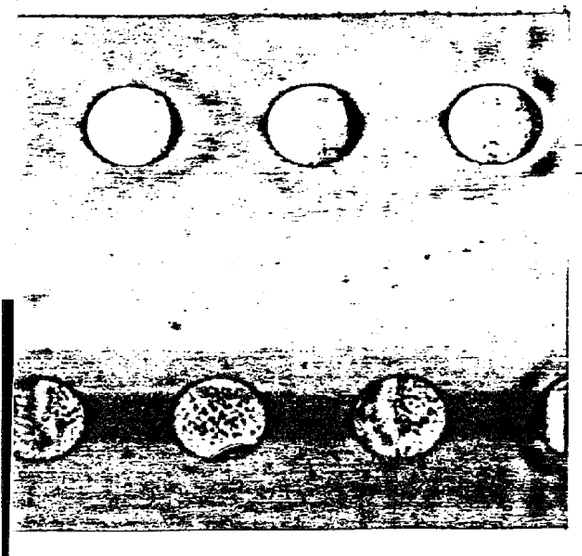
IDENTIFICATION REFERENCE

JUL 2 3 40 PM '90

FELIX Z. WILSON JR REGISTER
DAVIDSON COUNTY, TN

697.97.02 01.01 03CHECK 1397.05





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

RECEIVED OF _____

FOR _____

BOOK 8144 PAGE 170

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 418500.00
				CON TX 1381.05
				PRFEE 1.00
				WDEED 15.00
				TOTAL 1397.05
				CHECK 1397.05
07/02/90	01			15:43 0001 6691

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38566

IDENTIFICATION REFERENCE

Jul 2 3 40 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 333585