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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $66,431.21.

Elizabeth M. Wilson
Affiant

Subscribed and sworn to before me, this 29th day of June, 1990.

Mary W. Parker
Notary Public

My Commission Expires: 3/27/93

38577

IDENTIFICATION REFERENCE

JUL 2 3 44 PM '90

FELIX Z. WILSON IT REGISTER
DAVIDSON COUNTY, TN

Address New Owners As Follows: Send Tax Bills To: Map-Parcel Nos.
Metropolitan Federal Savings and Loan Association
230 Fourth Avenue, North
Nashville, Tennessee 37219

Same

143-1-A-114.00C0
9D-79954

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 29th day of June, 1990, by and between Union Financial Corporation, SUBSTITUTE TRUSTEE, FIRST PARTY, and Metropolitan Federal Savings and Loan Association, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust dated October 16, 1987, of record in Book 7382, page 489, Register's Office for Davidson County, Tennessee, Stephen K. Sutton, unmarried, conveyed to Glenn L. Lawrence, Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Seventy Eight Thousand Nine Hundred and no/100 ($78,900.00) 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 Sixty Six Thousand Four Hundred Thirty-One + 21/100 ($ 66,431.21) 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:

A certain Condominium Apartment in Davidson County, Tennessee, being Unit 114 on the plan of Windsor Terrace Condominiums, Phase I, established by Exhibit "C" to the Master Deed, of record in Book 7150, page 921, Register's Office for Davidson County, Tennessee, which Master Deed and Exhibit thereto are incorporated herein and made a part hereof by reference.

Being the same property conveyed to Stephen K. Sutton, by deed from Steven G. Hall, Trustee, of record in Book 7382, page 486, Register's Office for said County.

This property is located at Windsor Terrace Condominiums,Unit 114, 114 Windsor Terrace Drive, Nashville, Tennessee 37221.

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.

AND, Union Financial Corporation, Substitute Trustee, does further covenant and bind its 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, its successors and assigns and not otherwise.

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

UNION FINANCIAL CORPORATION
a Tennessee Corporation
Substitute Trustee

By: Elizabeth M. Wilson
Elizabeth M. Wilson
Assistant Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

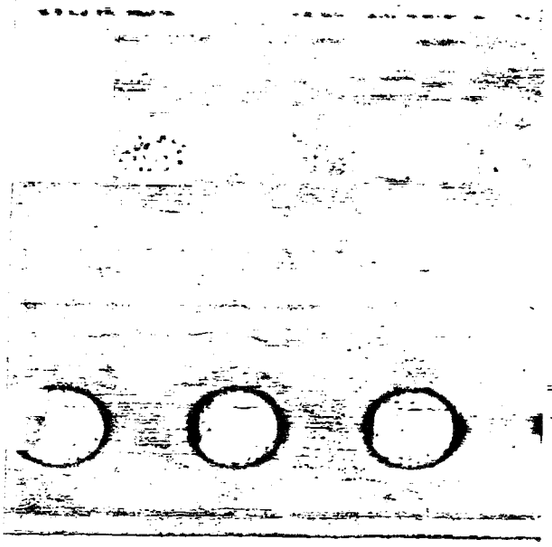
Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Elizabeth M. Wilson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be the Assistant Secretary of the Union Financial Corporation, the within named bargainor, a corporation, and that she as such Assistant Secretary, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by herself as Assistant Secretary.

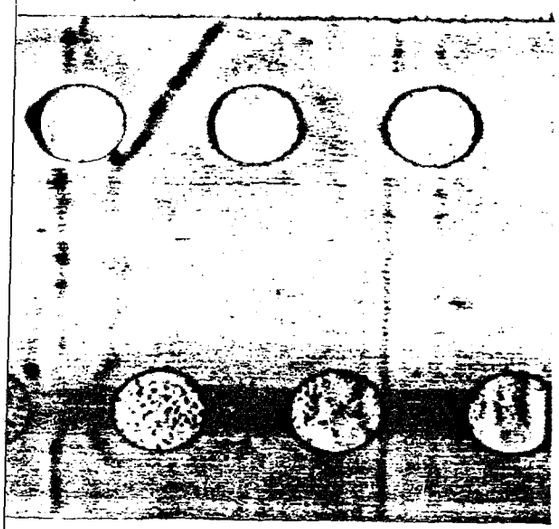
Witness my hand and seal at office in Nashville, Tennessee, this 29th day of June, 1990.

Mary W. Parks
Notary Public

My Commission Expires:
3/27/93

92 07 22 1101 93CHECK 229.12





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

RECEIVED OF _____

FOR _____

BOOK 8144 PAGE 210

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 66431.21
				CON TX 219.12
				PRFEE 1.00
				WDEED 9.00
				TOTAL 229.12
				CHECK 229.12
07/02/90	01			15:47 0001 6702

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

38577

IDENTIFY REFERENCE

Jul 2 3 44 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 333596