File No. 25160 ~~FILE BOX "7"~~

This instrument prepared by:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

NEW OWNER:

S A M E

SEND TAX BILLS

105-13-408
22W 05815

LTD 07/13 0101 03CHECK 139.00

TRUSTEE'S DEED

BOOK 8155 PAGE 491

WHEREAS, on the 4th day of August, 1989, SATURN & MAZER, Attorneys was named Trustee in a Deed of Trust of even date executed by JANICE F. LIPSCOMB and husband, LURTON E. LIPSCOMB SR. conveying to them as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $ 55,000.00, principal and interest at 10% per annum on the unpaid principal balance, said Deed of Trust being recorded in Book 7908, page 497, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, I, SATURN & MAZER, Attorneys, Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: May 3, 1990, May 10, 1990, and May 17, 1990, in The Nashville Record, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on the 5th day of June, 1990, at 12:00 Noon, at the south door of the Courthouse in Davidson County, Tennessee, I, as said Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities as provided in said Deed of Trust, at which time FRANK STEPHENS and wife, EVELYN G. STEPHENS submitted the highest and best bid in the amount of $ 40,000.00.

NOW THEREFORE, in consideration of the premises, I, SATURN & MAZER, Attorneys, Trustee, do hereby sell, transfer and convey to FRANK STEPHENS and wife, EVELYN G, STEPHENS, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

BEING Lot No. 2, on the Map of Joseph Knowles Subdivision of Block "D" in C. D. Elliott's Plan of record in Plat Book 332, page 48, Register's Office for said County.

BEING the same property conveyed to Janice P. Lipscomb, a married person, as and for her sole and separate estate, by deed from Frank Stephens and wife, Evelyn G. Stephens of record in Book 7908, Page 494, Register's Office for Davidson County, Tennessee.

RECORDER'S MEMO:
Legibility of Writing, Typing or Printing in this Document Unsatisfactory When Received.

I, SATURN & MAZER, Attorneys, Trustee, convey to FRANK STEPHENS and wife, EVELYN G. STEPHENS, all the rights conveyed to me as said Trustee in said Deed of Trust, including such covenants and warranties as I, as such Trustee, may lawfully make, all my actions in the premises being solely as Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual.

Witness my hand at Nashville, Tennessee, this 5TH day of JUNE, 1990.

Alan L Saturn, Proprietor

SATURN and MAZER, Attorneys, Trustee
BY: ALAN L.SATURN, Proprietor

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ALAN L. SATURN, Proprietor, of * the bargainor, 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 5th day of June, 1990.

NOTARY PUBLIC

My Commission Expires: 11-21-92

*SATURN and MAZER, Attorneys, a Proprietorship

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $40,000.00.

Affiant

Subscribed and sworn to before me, this the 5th day of June, 1990.

Notary Public

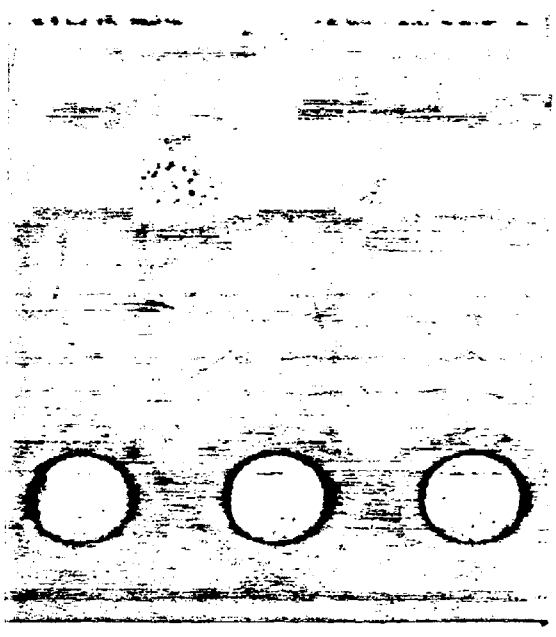
My Commission Expires: 11-21-92

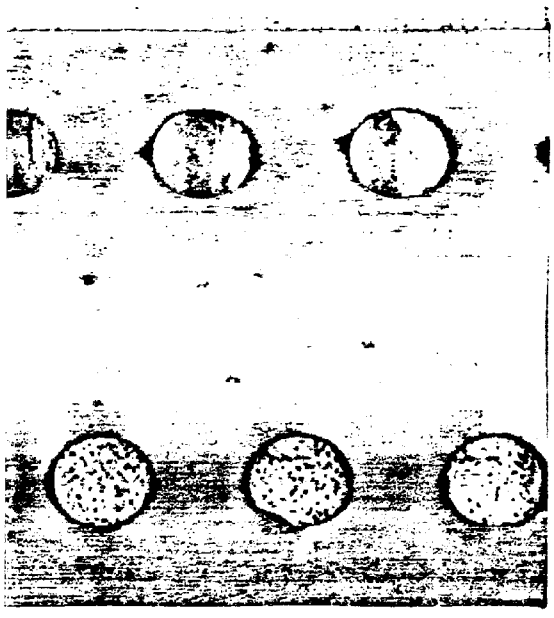
RETURN TO:

SATURN & MAZER, Attorneys
212 Third Avenue, North
Nashville, Tennessee 37201

Jul 18 2 49 PM '90

42382





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8155 PAGE 493

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 40000.00
CON TX 132.00
PRFEE 1.00
WDEED 6.00
TOTAL 139.00
CHECK 139.00

07/13/90 01 14:51 0001 1190

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

423882

IDENTIFICATION REFERENCE

JUL 18 2 49 PM '90

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 338019