This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

90-2259-SB (0035) STD
NO MORTGAGE
New Owner - Send Tax Bills:
SOVRAN BANK/CENTRAL SOUTH
P.O. BOX 121999
NASHVILLE, TN, 37212

32-13-72

SUBSTITUTE TRUSTEE'S DEED

BOOK 8184 PAGE 448

WHEREAS, on the Eighteenth day of March, 1985, J. G. PALMER, was named Trustee in a Deed of Trust of even date executed by RADNER HOMES, INC., conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $42,400.00, principal and interest at 10.500 % per annum on the unpaid balance, said Deed of Trust being recorded in Book 6515, Page 701, and rerecorded on May 17, 1985 in Book 6559, Page 219, in the Register's Office for DAVIDSON County, Tennessee; and

WHEREAS, I. DYKE TATUM, was appointed Substitute Trustee under said Deed of Trust by instrument of record in Book 8141, Page 781, in the Register's Office for DAVIDSON County, Tennessee; I, I. DYKE TATUM, Substitute 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: August 2, 1990 / August 9, 1990 / August 16, 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 Wednesday, August 29, 1990, at 11:00 A.M., at FRONT DOOR OF THE COURTHOUSE, DAVIDSON COUNTY, TENNESSEE, I, as said Substitute 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 COMMERCE UNION BANK N/K/A SOVRAN BANK/CENTRAL SOUTH, P.O. BOX 121999, NASHVILLE, TN, submitted the highest and best bid in the amount of $ 40,050.39 .

NOW THEREFORE, in consideration of the premises, I, I. DYKE TATUM, Substitute Trustee, do hereby sell, transfer and convey to COMMERCE UNION BANK N/K/A SOVRAN BANK/CENTRAL SOUTH, its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 53 ON THE PLAN OF TIMBERTRAIL SUBDIVISION, SECTION 4, OF RECORD IN BOOK 5200, PAGE 634, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO ROBERT D. MAXWELL AND WIFE DORINDA M. MAXWELL BY DEED FROM RADNOR HOMES, INC., OF RECORD IN BOOK 6559, PAGE 226, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

I, I. DYKE TATUM, Substitute Trustee, convey to COMMERCE UNION BANK N/K/A SOVRAN BANK/CENTRAL SOUTH, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute 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 and official seal at NASHVILLE, Tennessee, this Twenty-ninth day of August, 1990.

I. DYKE TATUM
Substitute Trustee

53186

IDENTIFICATION

Aug 29 11 14 AM '90

FELIX P. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } ss.

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named I. DYKE TATUM, 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 office at NASHVILLE, Tennessee, this Twenty-ninth day of August, 1990.

Sandra C Vaughan
Notary Public

My Commission Expires: 5-22-93.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON } ss.

The actual consideration or value, whichever is greater for this transfer is $ 40,050.39.

I. Dyke Tatum
Affiant

Subscribed and sworn to before me, this Twenty-ninth day of August, 1990.

Sandra C Vaughan
Notary Public

My Commission Expires: 5-22-93.

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN, 37203

4404 08/29 0101 03CHECK 139.33

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8184 PAGE 450

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 40050.39
CON TX 132.33
PRFEE 1.00
WDEED 6.00
TOTAL 139.33
CHECK ~~139.33~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/29/90 01 11:16 0001 4404

5 3 1 8 6

IDENTIFICATION REFERENCE

AUG 29 11 14 AM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 350786