Box 19

BOOK 8185 PAGE 657

This instrument prepared by:
Terry D. Gregory, Attorney
115 W. Lincoln St.
P.O.Box 267
Tullahoma, Tennessee 37388

Real Property Tax Responsibility:
Dwayne W. Bailey & Edith Bailey
1607 Nolensville Road
Nashville, TN 37210

Map____ Parcel_____

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TRUSTEE'S DEED

THIS INDENTURE, Made and entered into this 23 day of August, 1990, by and between TERRY D. GREGORY, SUBSTITUTE TRUSTEE, of Tullahoma, Coffee County, Tennessee, Party of the First Part, and DWAYNE W. BAILEY and wife EDITH BAILEY, Party of the Second Part, of Nashville, Davidson County, Tennessee.

WHEREAS, by Deed of Trust dated April 4, 1980, Dwayne W. Bailey and wife, Edith Bailey, did convey in trust certain property therein described to William D. Castleman, Trustee, to secure the principal amount of Twenty-Six Thousand ($26,000.00) Dollars, as evidenced by their Promissory Note referred to in the Deed of Trust and payable to the order of G. T. Brewer, referred to in said Deed of Trust, which Deed of Trust was recorded in Trust Deed Book 5587, page 923, in the Register's Office of Davidson County, Tennessee. The Grantor was appointed Substitute Trustee by insturment of record in Trust Deed Book 6147 page 959, in the Registers Office of Davidson County, Tennessee.

WHEREAS, default was made in the payment of certain installments of said note, and the owner and holder of the same has declared the entire unpaid balance due and payable in accordance with the terms of said Promissory note, and has directed the Trustee to sell the property as provided for under the terms of this Deed of Trust.

And in keeping with said instructions, the Trustee caused to be published in the Nashville Record, a newspaper having general circulation in Davidson County, Tennessee, a Notice of Sale fixing the time of sale as August, 23 1990, at 11:00 a.m. at the front door of the Courthouse in Nashville, Davidson County, Tennessee.

And pursuant to said Notice, on the date and at the time and place set out in said Notice, the Party of the First Part offered the property for sale, and after calling for bids, said property was struck off to Dwayne W. Bailey and wife Edith Bailey. at the price of Five Thousand and one ($5,001.00) Dollars, this being the highest, best and last bid.

NOW, THEREFORE, in consideration of the matters recited hereinabove, the Party of the irst Part has this day bargained, sold and does hereby sell, transfer and convey unto the Party of the Second Part, its heirs and assigns, the following described real estate situated in Davidson County, Tennessee, to-wit:

Being land in Davidson County, Tennessee, being Lot No. 20 on the map of J.J. Tample Tract, as of record in Book 421 page 29, Registers Office for Davidson County, Tennessee.

Said Lot No. 20 fronts 50 feet on the easterly side of North 15th Street, formerly Bramblett Street, and runs back between parallel lines 200 feet to an alley

Being the same property conveyed to Dwayne W. Bailey and wife Edith Bailey in Deed Book 5587 page 923, the last conveyence of this property was from Richard Nelson to Cummings Properties in Deed Book 6625 page 750, all of Registers Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all improvements thereon unto the Party of the Second Part, its heirs and assigns, in fee simple forever, and in bar of all right and equity of redemption. This conveyence is SUBJECT TO any unpaid taxes, governmental code encumbrances, any governmental zoning

and subdivision ordinances or regulations in effect thereon.

The Party of the First Part, as Trustee, does hereby transfer, assign and set over unto the Party of the Second Part, all of the covenants and warranties contained in the aforesaid Deed of Trust, and does hereby warrant the title as fully as he is authorized so to do as Substitute Trustee, but not further or otherwise.

TERRY D. GREGORY
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)

COUNTY OF COFFEE)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Terry D. Gregorywith whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Substitute Trustee under that certain Deed of Trust recorded in Trust Deed Book 5587, page 923 in the Register's Office of Davidson County, Tennessee and that he as such Substitute Trustee, being authorized so to do by Appointment of Substitute Trustee recorded Trust Deed Book 8147 page 959, executed the foregoing instrument for the purposes therein contained by signing his name as Substitute Trustee.

WITNESS my hand and official seal at office in Coffee County, Tennessee, this 23rd day of August, 1990.

Charlotte Chatley
NOTARY PUBLIC

My Commission Expires:
8-24-93

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 5006.00
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 30th DAY OF August 1990.
Deputy Register

53641

IDENTIFICATION REFERENCE

AUG 30 1 39 PM '90

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

4935 08/30 0101 CHECK 23.50

OFFICIAL RECEIPT

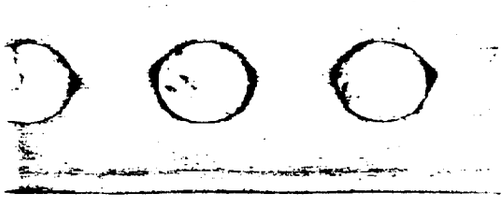
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

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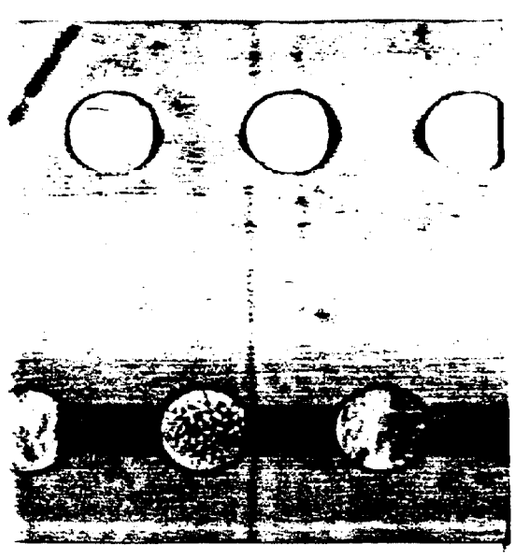
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TAX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TAX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	5001.00
CON TX	16.50
PRFEE	1.00
WDEED	6.00
TOTAL	23.50
CHECK	23.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/30/90 01 13:42 0001 4935



5364 I.

IDENTIFICATION REFERENCE

AUG 30 1 39 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 351313