Box 17

THIS INSTRUMENT WAS PREPARED BY: M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230, 392 Harding Place, Nashville, TN 37211

M. NORRIS JENKINS

Trustee

Map 71-11
Parcel 116

TRUSTEE'S DEED

TO: Dwayne W. Dean Bailey, et ux
New Owner/ Tax Bills 3600 Rossville Blvd.
Chattanooga, TN 37407

WHEREAS, by Deed of Trust executed March 24, 1989, and recorded in Book 7802, page 496, Register's Office for Davidson County, Tennessee, the hereinafter described property was conveyed from Billy Jones and wife, Charlet Jones (Mortgagors) to M. Norris Jenkins, Trustee, to secure payment of a Deed of Trust Note of the same date as fully described in said Deed of Trust; and

WHEREAS, said Deed of Trust provides that in the event said note was not paid when due the lawful holder of said note was authorized to declare the whole of said note immediately due and payable and to sell said real property at auction for cash to the highest bidder free from all rights and claims of said Mortgagors, their heirs, administrators, successors or assigns, after advertising the time and place of said sale; and

WHEREAS, Dwayne W. Dean Bailey and wife, Cathy Bailey are the owners and holders of said note and Deed of Trust by virtue of the instrument recorded in Book 7802, page 496, Register's Office of said County; and

WHEREAS, default did occur in the payment of said indebtedness, the whole of said indebtedness was declared immediately due and payable and notice was given by publication in a newspaper of general circulation in said County, that the property would be sold at the south door of the Courthouse for said County in Nashville, Tennessee, on Friday, September 21, 1990, at 11:00 a.m., for the highest and best bid for cash; and

WHEREAS, the sale was conducted at the time and place as advertised and Dwayne W. Dean Bailey and wife Cathy Bailey were the highest and best bidder for cash, said bid being in the amount of $15,000.00; FIFTEEN THOUSAND AND NO/100 ———

NOW THEREFORE, I, M. Norris Jenkins, Trustee, by virtue of the authority vested in me and pursuant to the terms of said Deed of Trust, have this day bargained and sold and do by these presents transfer and convey to Dwayne W. Dean Bailey and wife, Cathy Bailey, their successors and assigns forever, that certain land described as follows:

> Land in Davidson County, Tennessee, being the east 1/2 of Lot No. 44 on the Map of Trinity Heights Addition, as of record in Book 161, page 38, Register's Office for said County.
>
> Said part of said Lot fronts 50 feet on the north side of Marshall Avenue and runs back between parallel lines, 150 feet to an alley.
>
> Being the same property conveyed to Billy Jones and wife, Charlet Jones by deed of record in Book 7802, page 493, Register's Office for Davidson County, Tennessee.

It is the intention and purpose of M. Norris Jenkins, Trustee, to convey the above described property with all of the covenants and warranties which he is authorized to make as such Trustee, but it is expressly understood and agreed that all of such warranties and covenants are made by him as Trustee and not individually. This sale is in accordance with the Federal Housing and Community Development Act of 1987, Section 569 Sub(2)(B) and there is no right of redemption in the mortgagors or any other person.

IN WITNESS WHEREOF, I, M. Norris Jenkins, Trustee, have executed this deed of conveyance this 21st day of September, 1990, by subscribing hereto my official signature.

M. NORRIS JENKINS

Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, M. Norris Jenkins, Trustee, the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument of conveyance for the purposes contained therein.

Sworn to and subscribed before me this 21st day of September, 1990, at Nashville, Tennessee.

My Commission Expires:

2-24-93

NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 150000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed before me this 21st day of September, 1990, at Nashville, Tennessee.

My Commission Expires:

10-24-93

NOTARY PUBLIC

105% 09/21 0101 03CHECK 59.50

59121

IDENTIFICATION

SEP 21 11 58 AM '90

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8200 PAGE 811

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	15000.00
CON TX	49.50
PRFEE	1.00
WDEED	9.00
TOTAL	59.50
CHECK	59.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/21/90 01 12:02 0001 1054

59121

IDENTIFICATION REFERENCE

SEP 21 11 58 AM '90

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY

No. 357675