This Instrument Prepared By:

Joseph L. Lackey, Jr.
Attorney at Law
Ste. 1230, First American Center
Nashville, Tennessee 37238-1230

Map & Parcel:
71-16-46

TRUSTEE'S DEED

WHEREAS, by Installment Deed dated the 1st day of May, 1987 and recorded in Book 7250, page 300, Register's Office for Davidson County, Tennessee, Johnny Hall conveyed to William T. Berry, Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, by deed of record in Book 8030, page 326, Register's Office for Davidson County, Tennessee, Douglas R. Berry did assume said indebtedness; and

WHEREAS, the owner of said indebtedness did appoint Joseph L. Lackey, Jr., Substitute Trustee by instrument of record in Book 8168, page 395, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the terms and conditions of the said Installment Deed and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of the Installment Deed; and

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Installment Deed by which advertisement the sale was appointed to be held on the 30th day of August, 1990, at the front door of the courthouse in Nashville, Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the same property was struck off and sold to Aline Swain, Trustee for the sum of Twenty Thousand Dollars ($20,000) and being the highest and best bid offered; and

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Aline Swain, Trustee of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joseph L. Lackey, Jr., Trustee, does, subject to prior liens of record, hereby grant, bargain, sell and convey to the said Aline Swain, Trustee, its successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of A. B. Spain's Subdivision of the Lischey Garden as of record in Book 161, page 116, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

Being the same property conveyed to Johnny Hall by deed from Ronald Gregory, Trustee of record in Book 7250, page 300, Register's Office for Davidson County, Tennessee, and further, being the same property conveyed to Douglas R. Berry by deed from Johnny Hall of record in Book 8030, page 326, Register's Office for Davidson County, Tennessee.

This property is known as 1305 Jones Avenue, Nashville, Tennessee.

Subject to any unpaid taxes and prior mortgages of record.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Aline Swain, Trustee, its successors and assigns, in fee simple forever, to whom the said Joseph L. Lackey, Jr., Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through, or under him, as such Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Joseph L. Lackey, Jr., Trustee has hereunto set his hand and seal this 28th day of September, 1990.

JOSEPH L. LACKEY, JR., TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Actual value or consideration for transfer, whichever is greater, is $20,000.

JOSEPH L. LACKEY, JR.

SWORN TO AND SUBSCRIBED BEFORE ME, this the 28th day of September, 1990

Notary Public

My Commission Expires:

3-27-93

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for said County and State, duly commissioned and qualified, personally appeared Joseph L. Lackey, Jr., Trustee, to me known to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as Trustee and as his free act and deed.

WITNESS my hand and official seal at Nashville, Tennessee, this the 28th day of September, 1990.

Linda Hall Walton
Notary Public

My Commission Expires:

3-27-93

PROPERTY ADDRESS

1305 Jones Avenue
Nashville, Tennessee 37207

PROPERTY OWNER

Aline Swain, Trustee

6 1 8 9 2

IDENTIF. TREFERENCE

OCT 2 2 23 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

6585 10/02 0101 03CHECK 76.00

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8208 PAGE 603

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	20000.00
CON TX	66.00
PRFEE	1.00
MDEED	9.00
TOTAL	76.00
CHECK	76.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/02/90 01 14:24 0001 6585

6 1 8 9 2

IDENTIF. REFERENCE

OCT 2 2 23 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 360872