This Instrument Prepared By: David M. Smythe
Second Floor, Pilcher Building
144 Second Avenue, North
Nashville, TN 37201
(615) 255-4849

SUBSTITUTE TRUSTEE'S DEED

Address New Owner(s) As Follows: Send Tax Bills To: Map-Parcel Nos.

First American National Bank
Of Nashville
First American Center
Nashville, TN 37237

Same

162-10
54

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $35,000.00, as well as the assumption and/or payoff of an existing deed of trust in the amount of $41,898.73.

David M Smythe
Affiant

Subscribed and sworn to before me, this 4th day of October, 1990.

Teresa N Ross
Notary Public AT-LARGE

My Commission Expires: July 23, 1994

TERESA W. PUSS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WHEREAS, by Deed of Trust dated October 12, 1988, and recorded in Book 7713, page 159, Register's office for Davidson County, Tennessee, Leon Hampton and wife, Connie Hampton, conveyed to Guaranty Title Company, Trustee, the hereinafter described real property for the purpose of securing the payment of a Guaranty Agreement and other indebtedness as described in said Deed of Trust; and

WHEREAS, the holder of the debt secured the appointment of undersigned as Substitute Trustee by instrument recorded in Book 8187, page 655, said Register's office; and

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

WHEREAS, in pursuance of said request of said beneficiary, the said property was advertised for sale in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on the 28th day of September, 1990, at 11:00 o'clock A.M. at the south front door of the Davidson County Courthouse, Nashville, 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 sale, First American National Bank of Nashville, being the highest and best bidder became the purchaser of said property at and for the sum of Thirty-Five Thousand and no/100 Dollars ($35,000), plus the assumption and/or payoff of an existing deed of trust of record in Book 5311, Page 288, said Register's office.

NOW, THEREFORE, in consideration of the premises, and the said purchase price bid and paid, undersigned, as the Substitute Trustee, does hereby grant, bargain, sell, transfer, and convey unto First American National Bank of Nashville the following real estate:

> Land in Davidson County, Tennessee being Lot No. 54 on the Plat of a Resubdivision of Lots 42-59 on the Plan of Brook View Estates, Section 1, of record in Book 4675, page 17, Register's Office for said County, and more fully described on said plan.
>
> BEING the same property conveyed to Leon Hampton by deed from Lewis L. Pope and Wife, Ruby S. Pope, of record in Book 7602, page 333, Register's Office for Davidson County, Tennessee.

to have and to hold the same, together with all the hereditaments, improvements, buildings, easements, and appurtenances therein and thereunto belonging and appertaining, in fee simple, forever and free from all right of homestead, equity of redemption, statutory right of redemption, and all other rights and exemptions of every kind, including, but not limited a statutory right to an elective share in the property in the makers of said Deed of Trust, and all persons claiming through and under said makers.

UNDERSIGNED, as Substitute Trustee, does hereby transfer, assign, and set over unto First American National Bank of Nashville, its representatives, successors and assigns, all of the covenants or warranties contained in the aforesaid Deed of Trust, and does hereby warrant the title to the aforesaid real estate as fully and completely as he is authorized to do as such Substitute Trustee, but no further or otherwise. Undersigned makes no warranties as to condition, location or set back of improvements on the property. This conveyance is subject to such priority tax liens and prior encumbrances as may appear of record, as well as all ad valorem property taxes which may be of record or applicable to said property.

The designation of the parties to this instrument in either the plural or singular shall be applied to mean either number, and where appropriate in the context hereof, shall mean any one or more of said parties, and any pronoun used herein shall include the masculine, feminine and neuter genders.

IN WITNESS WHEREOF, undersigned has hereunto set his hand and seal, this 4th day of October, 1990.

David M. Smythe
Substitute Trustee

62538

IDENTIF. REFERENCE

OCT 4 1 09 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

PICKED UP

7346 10/04 0101 03CHECK 263-77

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, TERESA M. ROSS, a Notary Public in and for the said county and State, the within named bargainor, David M. Smythe, Substitute Trustee, with whom I am personally acquainted, (or who proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at office this 4th day of OCTOBER, 1990.

Teresa M Ross
Notary Public AT-LARGE

TERESA M. ROSS NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: July 23, 1990

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8210 PAGE 577

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				CAMT 76898.73
				CON TX 253.77
				PRFEE 1.00
				MDEED 9.00
				TOTAL 263.77
				CHECK 263.77

10/04/90 01 13:11 0001 7346

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62538

IDENTIF. REFERENCE

Oct 4 1 09 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 361630