This Instrument Prepared By:
HEISKELL, DONELSON, BEARMAN,
ADAMS, WILLIAMS & KIRSCH
Suite 600, 511 Union Street
Nashville, Tennessee 37219

NEW OWNERS:	SEND TAX BILL TO:	MAP & PARCEL
BVT Country Place, Ltd	SAME	161-1-A
222 3rd Avenue North		75
Suite 575		
Nashville, TN 37201		

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by Deed of Trust (the "Deed of Trust") dated February 3, 1986, and recorded in Book 6796, Page 194, in the Register's Office for Davidson County, Tennessee, W. Jake Hess, Jr. conveyed to John A. Thweatt, Trustee, said Deed of Trust having been rerecorded in Book 6868, Page 830, and Book 6858, Page 874, said Register's Office, the hereinafter described property (the "Property") for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, said debt and Deed of Trust was assigned to BVT Country Place, Ltd., a Tennessee limited partnership by assignment of record in Book 6808, Page 836, Register's Office for Davidson County, Tennessee; and

WHEREAS, the holder of the debt secured by the Deed of Trust appointed the undersigned ("Grantor") as Successor Trustee by instrument recorded in Book 8204, Page 954, said Register's Office; and

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

WHEREAS, in pursuance of said request of said beneficiary, the Property was by the undersigned advertised for sale in conformity with the terms and provisions of the Deed of Trust, by which advertisement the sale was appointed to be held on the 30th day of October, 1990, at the South door of the Courthouse for Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered the Property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale, BVT COUNTRY PLACE, LTD. ("Grantee", whether one or more), being the highest and best bidder, became the purchaser of the Property at and for the sum of THIRTY-THREE THOUSAND AND NO/100 ($33,000.00) DOLLARS.

NOW THEREFORE, in consideration of the premises, the undersigned, John A. Gupton, III, as Successor Trustee, does hereby grant, bargain, sell and convey to the Grantee, in fee simple forever, the Property, described as being in the County of Davidson and State of Tennessee, to wit:

Being Unit No. 5304-#5 as shown on the Plat of Danbury, of record in Book 6612, page 122,

IDENTIF. TREFERENCE
NOV 1 9 19 AM '90
FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY TN.
69240

Register's Office for Davidson County, Tennessee, together with Garage No. 3 as shown on said plat, together with an undivided interest in the common elements of Danbury Homeowner's Association, all as described in Book 6612, page 75, et seq., said Register's Office.

Being the same property conveyed to W. Jake Hess, Jr. by deed from BVT Country Place, Ltd., a Tennessee limited partnership, of record in Book 6796, page 190, Register's Office for Davidson County, Tennessee.

TOGETHER WITH and including any improvements located on the property.

SUBJECT TO all unpaid taxes, any governmental zoning and subdivision ordinances in effect thereon and to all other restrictions, easements and encumbrances of record.

The street address of the property is: 5304 Edmondson Pike, Unit No. 5304-#5, Garage No. 3, Danbury Condominiums, Davidson County, Tennessee.

TO HAVE AND TO HOLD said described real estate unto Grantee, his/her successors and assigns, forever in fee simple.

Sale was advertised and made as Successor Trustee only, without covenants or warranties of title, express or implied, and this conveyance is so made. However, Grantor, as Successor Trustee, but not otherwise, hereby assigns and sets over to Grantee all of the covenants and warranties contained in the Deed of Trust.

IN WITNESS WHEREOF, John A. Gupton, III, Successor Trustee, has executed these presents this 30th day of October, 1990.

John A. Gupton, III
Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 30th day of October, 1990, before me personally appeared John A. Gupton, III, to be known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Witness my hand, at office in Nashville, Tennessee, this 30th day of October, 1990.

Notary Public

My Commission Expires:
3/26/94

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

BOOK 8228 PAGE 755

I swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $ 33,000.

Affiant

October ~~September~~ Sworn to and subscribed before me, this 30th day of ~~September~~, 1990.

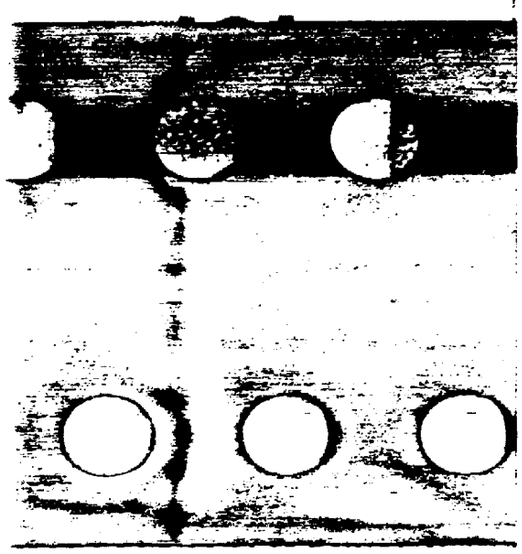
Notary Public

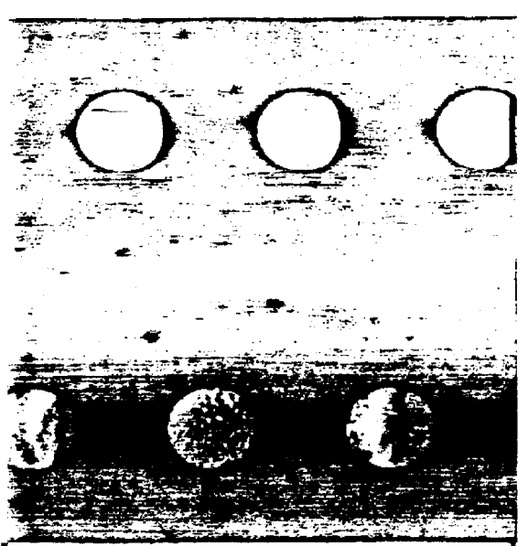
My Commission Expires:

8/26/94

A:JAG-DOC/HESS.SD

3369 11/01 0101 03CHECK 118.90





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8228 PAGE 756

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 33000.00
CON TX 108.90
PRFEE 1.00
MDEED 9.00
TOTAL 118.90
CHECK 118.90

11/01/90 01 09:49 0001 3369

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

69240

IDENTIF. REFERENCE

NOV 1 9 49 AM '90

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 369446