This Instrument was Prepared by:
ROBERT P. ZIEGLER, Attorney
LOEWENSTEIN, ZIEGLER & BUFFALOE
1800 Third National Bank Building
Nashville, Tennessee 37219

ADDRESS NEW OWNER:

BOOK 8230 PAGE 618

American General Finance, Inc.
P. O. Box 1158
Madison, Tennessee 37115

SEND TAX BILLS:

Same

69876

IDENTIF. REFERENCE

Nov 2 [illegible] '90

DAVIDSON COUNTY TN.

PICKED UP

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $20,000.00

AFFIANT

Subscribed and sworn to before me this the 2nd day of November, 1990.

NOTARY PUBLIC

My Commission Expires: 7-15-92

TRUSTEE'S DEED

WHEREAS, on the 30th day of March, 1989, James T. Allen, III, and wife, Patricia Ann Allen, executed a Deed of Trust to Tammie McGee and/or Kevin Jones, Attorney, as Trustee, to secure a promissory note of even date in the amount of $69,142.80, payable to the order of Credithrift of America, Inc. as fully set out in Book 7811, Page 507, Register's Office for Davidson County, Tennessee; and,

WHEREAS, default was made in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and American General Finance, Inc., successor by merger to Credithrift of America, Inc., the lawful owner and holder of said indebtedness having declared all the unpaid installments due and payable, called upon the undersigned Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property;

WHEREAS, I, Kevin Jones, Attorney, Trustee, did give notice of the time and place of sale by publication in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three (3) consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on October 4, 1990, October 11, 1990 and October 18, 1990, respectively;

WHEREAS, pursuant to said notice, I, the undersigned, Kevin Jones, Attorney, as Trustee, did offer the property for sale at public outcry to the highest and best bidder for cash, subject to all restrictions of record, all unpaid taxes, and any other prior mortgages and valid liens of record on Wednesday, October 31, 1990, at 12:00 Noon at the front door of the Davidson County Courthouse, Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale, American General Finance, Inc. was the highest and best bidder, the amount of its bid being in the sum of Twenty thousand and no/100 ($20,000.00) dollars; and

NOW, THEREFORE, I, Kevin Jones, Attorney, Trustee, and pursuant to the power and authority contained in said Deed of Trust and in consideration of Twenty thousand and no/100 ($20,000.00) dollars, credited and applied as payment on the note secured by the aforementioned Deed of Trust, and further credited and applied against attorney's fees, trustee's fees, and expenses incurred pursuant to said sale, do by these presents sell and transfer and convey unto American General Finance, Inc., its successors and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

Being Lot 14 on the Plan of Olivia W. Sharpe Addition as of record in Book 332, Page 17, Register's Office for Davidson County, Tennessee, to which plan reference is made.

Being the same property conveyed to James T. Allen III et ux, Rebecca Ann Allen by deed from John W. Mauch et ux, Margo S. Mauch, as of record in Book 5902, Page 120, Register's Office for Davidson County, Tennessee.

Subject to any and all existing easements, setback lines and restrictive covenants of record in said Register's Office.

The said Rebecca Ann Allen having since died, this property vests solely in James T. Allen, III.

The said James T. Allen, III having since remarried, Patricia A. Allen joins in this conveyance for any interest she might have, marital or otherwise.

This is improved property also known as 718 Setliff Place, Nashville, Tennessee.

This conveyance is made subject to all restrictions of record, all unpaid real estate taxes, and any other prior mortgages and valid liens of record.

TO HAVE AND TO HOLD said tract of land, together with all the appurtenances, estate, title, and interest thereto belonging to the said American General Finance, Inc., its successors and assigns, forever.

I, Kevin Jones, Attorney, Trustee, under the said Deed of Trust of record in Book 7811, Page 507, Register's Office for Davidson County, Tennessee, do hereby transfer, assign, and convey unto the said American General Finance, Inc., its successors and assigns, all the rights, title, and interest in and to said property vested in me, and which I have a right to transfer, in as full and ample a fashion as I as Trustee under said Deed of Trust, can or should do, but not further or otherwise.

IN WITNESS WHEREOF, the said Kevin Jones, Attorney, Trustee, has hereto set his hand, this the 2nd day of November, 1990.

Kevin Jones Attorney Trustee

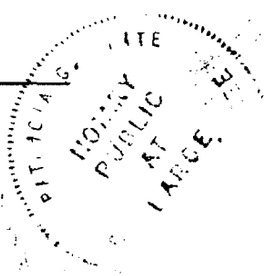
KEVIN JONES, ATTORNEY, TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and official seal at offices in Nashville, Tennessee, this the 21st day of November, 1990.

Patricia G. White
NOTARY PUBLIC



My Commission Expires:

7-15-92

4109 11/02 0101 03CHECK 76-00



OFFICIAL RECEIPT

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

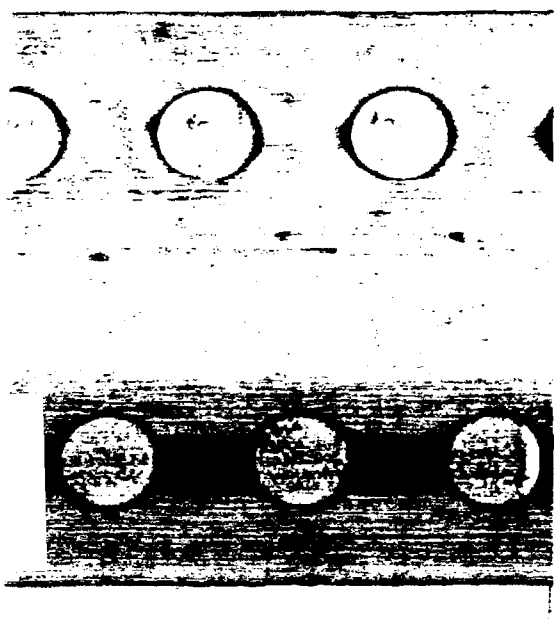
RECEIVED OF _____

FOR _____

BOOK 8230 PAGE 621

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



MAMT 20000.00
MOR TX 66.00
PRFEE 1.00
TDEED 9.00
TOTAL 76.00
CHECK 76.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/02/90 01 14:55 0001 4109

69876

IDENTIF. REFERENCE

NOV 2 2 55 PM '90

FELIX Z. WILSON
DAVIDSON COUNTY TN.

No. 370178