This Instrument Prepared by
Richard A. Jones
EVANS, JONES & REYNOLDS
6th Floor, 230 Fourth Avenue North
P. O. Box 3047
Nashville, TN 37219-0047
(615) 259-4685

5478 02/08 0101 03CHECK 23.89

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL #
Advent Properties, Inc. 201 Summit View Drive Brentwood, TN 37027	Security Federal Savings & Loan Assn. of Nashville	LT. 1 160-183 LT. 3 171-138

SUBSTITUTE TRUSTEE'S DEED

This deed made and entered into this 7th day of February, 1991, by and between WINSTON STURDEVANT EVANS, Substitute Trustee, a resident of Davidson County, Tennessee, hereinafter called "Substitute Trustee" and ADVENT PROPERTIES, INC., a Tennessee corporation, with principal offices in Davidson County, Tennessee, hereinafter called "Grantee."

WHEREAS, Holder/Tomlin Limited Partnership, a Tennessee limited partnership executed to Robert N. Buchanan III, Trustee, upon the land hereinafter described a deed of trust dated November 8, 1989, recorded in Book 7980, page 652, in the Register's Office of Davidson County, Tennessee; and

WHEREAS, the undersigned, Winston Sturdevant Evans, has been duly appointed Successor Trustee in the place and stead of Robert N. Buchanan III, Trustee, said appointment being of record in Book 8212, page 753, in the Register's Office of Davidson County, Tennessee; and

WHEREAS, the indebtedness secured under said deed of trust being overdue and unpaid, and the holder of said indebtedness having called upon the Substitute Trustee to foreclose the said deed of trust, the said Substitute Trustee after due advertisement as required by law and the terms of the deed of trust offered said property for sale at the south door of the Davidson County Courthouse on the 5th day of February 1991 at 11:00 a.m., when and where Grantee became the last and highest bidder at the price of Three Thousand Three Hundred and 00/100 ($3,300.00) Dollars.

NOW, THEREFORE, the Substitute Trustee, in consideration of the premises and the sum of Three Thousand Three Hundred and 00/100 ($3,300.00) Dollars, to him in hand paid has bargained and sold and by these presents does bargain, sell and convey unto Grantee, its successors and assigns, the land hereinafter more particularly described as follows:

A 5.52 acre tract lying partly in Lot 1 and partly in Lot 3, both on the Plan of Section 2 and Resubdivision Section 1, The Summit, of record in Book 7900, page 2, Register's Office for Davidson County, Tennessee.

Commencing at the western most corner of Lot 2, Section 2 and Resubdivision Section 1, The Summit at the southeast margin of the 50 foot Public Utility and Access Easement;

Thence, with the margin of said easement along the arc of a curve to the left 158.25 feet, said curve having a radius of 242.54 feet, a central angle of 37 deg. 23' 02" and a chord bearing and distance of S 38 deg. 47' 41" W 155.46 feet;

Thence, continuing with the margin of said easement S 20 deg. 06' 10" W 189.09 feet;

Thence, with the arc of a curve to the left, 168.26 feet, said curve having a radius of 500.00 feet, a central angle of 19 deg. 16' 52" and a chord bearing and distance of S 10 deg. 27' 44" W 167.47 feet;

Thence, with said easement margin S 00 deg. 49' 18" W 182.84 feet;

Thence, with the arc of a curve to the left 499.60 feet, said curve having a radius of 376.05 feet, a central angle of 76 deg. 07' 42" and a chord bearing and distance of S 37 deg. 14' 18" E 463.66 feet to a point;

Thence, leaving the margin of said easement N 02 deg. 35' 28" E 315.11 feet;

Thence, N 20 deg. 51' 30" W 70.16 feet;

Thence, N 02 deg. 35' 28" E 231.73 feet;

Thence, N 32 deg. 22' 01" E 200.28 feet to the southwest corner of the above-referenced Lot 2;

Thence, with the southwest line of said Lot 2 N 39 deg. 20' 33" W 303.03 feet to the margin of said Public Utility and Access Easement, that being the point of beginning.

Together with all improvements, tenements, hereditaments and appurtenances, all easements serving or benefiting the real property, and any or all fixtures and improvements attached to said real property.

Being a part of the property conveyed to Holder/Tomlin Limited Partnership by deed from Advent

Properties, Inc. and Adams and Adams, recorded in Book 7980, page 608, Register's Office of Davidson County, Tennessee.

James Allen Crawford, III, surveyor license No. 1455 of Tucker Hinson Associates, Inc., 25 Century Boulevard, Suite 300, P. O. Box 140992, Nashville, Tennessee 37214-0992, prepared the boundary survey from which this description was prepared.

To have and to hold said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the Grantee, its successors and assigns, free from the equity of redemption and all other rights of redemption, statutory or otherwise (including, without limitation, those rights of redemption contained in T.C.A. 66-8-101 et seq.), homestead, dower and all other exemptions and marital rights, all of which are expressly waived in said deed of trust, in as full and ample a manner as the substitute Trustee has power to convey same.

This sale is subject to all matters shown on any applicable recorded plan; unpaid taxes which exist as a lien against the property; any restrictive covenants, easements or setback lines that may be applicable; any matters of record, any statutory rights of redemption not otherwise waived in the deed of trust, including rights of redemption of any governmental agency, state or federal; and any prior deeds of trust, liens or encumbrances that may exist against the property. This sale is also subject to any matters that an accurate survey of the premises might disclose.

IN TESTIMONY WHEREOF, the substitute Trustee has hereunto set his signature the day and year first above written.

Winston Sturdevant Evans,
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Delores Richardson, a notary public of said said State and County, WINSTON STURDEVANT EVANS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the substitute Trustee of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand, at office in Nashville, this 7th day of February, 1991.

Delores Richardson
Notary Public

My Commission Expires: 3/26/94

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Three Thousand Three Hundred and 00/100 ($3,300.00) Dollars.

Affiant

Subscribed and sworn to before me this 7th day of February, 1991.

Delores Richardson
Notary Public

My Commission Expires: 3/26/94

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3093.002

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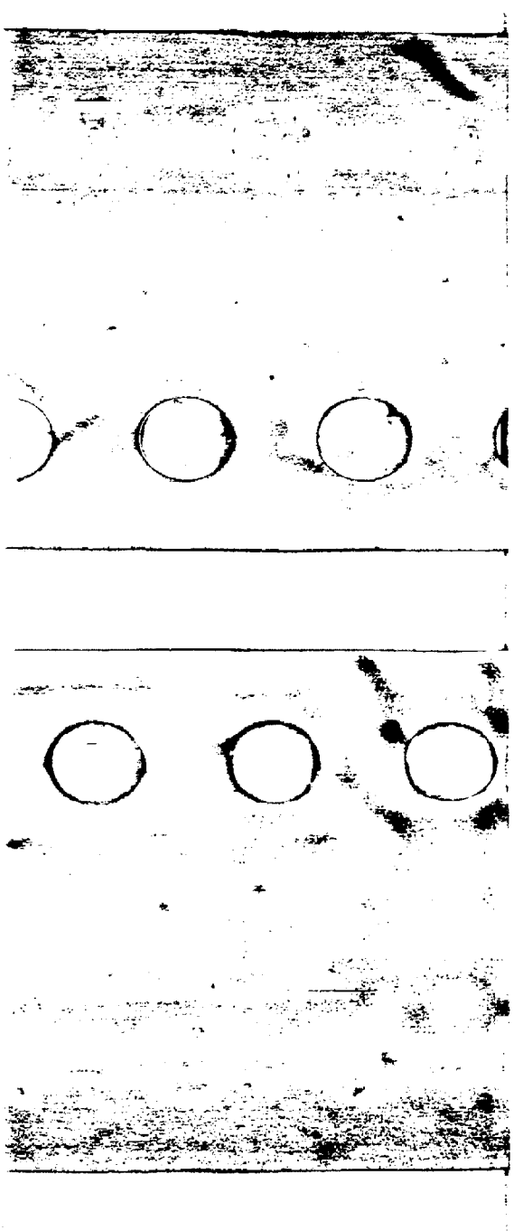
IDENTIF. REFERENCE

FEB 8 3 56 PM '91

FELIX Z. DAVIDSON COUNTY TN.

OFFICIAL RECEIPT

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



RECEIVED OF _____

FOR _____

BOOK 8290 PAGE 72

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	3300.00
CON TX	10.89
PRFEE	1.00
WDEED	12.00
TOTAL	23.89
CHECK	23.89

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/08/91 01 15:55 0001 5478

91710

IDENTIF. TREFERENCE

FEB 8 3 56 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No. 395800