This Instrument Prepared by:
Elizabeth M. Wilson
Metropolitan Federal Savings
and Loan Association
230 Fourth Avenue, North
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $22,000.00.

Ronald E Cannon Jr
Affiant

Subscribed and sworn to before me, this 11th day of February, 1991.

Karen C. Rogers
Notary Public

My Commission Expires: 6-28-94

Address New Owners As Follows: Ronald E. Cannon, Jr. and wife Tammy A. Cannon
191 Luna Drive
Nashville, Tennessee 37211

Send Tax Bills To: Same

Map-Parcel Nos.
148-3-35
5DU 15951

SUBSTITUTE TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 11th day of February, 1991, by and between Union Financial Corporation, SUBSTITUTE TRUSTEE, FIRST PARTY, and Ronald E. Cannon, Jr. and wife, Tammy A. Cannon, SECOND PARTY,

WITNESSETH:

WHEREAS, by a deed of trust dated January 5, 1987, of record in Book 7104, page 636, Register's Office for Davidson County, Tennessee, William L. Turner, III, unmarried, conveyed to Glenn L. Lawrence, Trustee, the hereinafter described property to secure payment of a promissory note in the original principal sum of Twenty Thousand and no/100 ($20,000.00) Dollars, payable to the order of Metropolitan Federal Savings and Loan Association; and

WHEREAS, Glenn L. Lawrence, Trustee was unable to act as Trustee under said deed of trust and Union Financial Corporation was appointed Substitute Trustee by the owner and holder of said note. Said appointment is of record in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said promissory note and the holder thereof directed First Party to advertise and sell said property in satisfaction of said indebtedness, and the costs of foreclosure, in accordance with the terms and provisions of said note and deed of trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms and provisions of said note and deed of trust, notices of the time and place of said sale being published in the Nashville Record on January 17, 24, 31, 1991; and

WHEREAS, the First Party appeared and caused the said property to be sold in the lobby of the Courthouse in Davidson County, Tennessee, on February 8, 1991; and

WHEREAS, Second Party being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Twenty-Two Thousand and no/100 ($22,000.00) Dollars, and said sum of said bid having been paid or credited, the receipt therefor is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, First Party has this day bargained and sold and does by these presents transfer and convey unto Second Party, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 201 on the Plan of Cherokee Hills, Section II, as of record in Plat Book 3106, page 149, said Register's Office, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to William L. Turner, III by deed from Larry G. Tidwell and wife, Barbara J. Tidwell, of record in Book 5264, page 201, Register's Office for said County.
>
> This property is located at 191 Luna Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD, the aforesaid real estate unto the said Second Party, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower, and all other exemptions of every kind.

AND, Union Financial Corporation, Substitute Trustee, does further covenant and bind its successors and assigns to warrant

and defend the title to said land only as to such title coming by through or under it to the said Second Party, its successors and assigns and not otherwise.

Said conveyance is subject to Deed of Trust executed by William L. Turner, III, to Attorney's Title Company, Inc., Trustee of record in Book 5264, page 203, Register's Office for said County.

IN WITNESS WHEREOF, the First Party has hereunto set its signature this the day and date above written.

UNION FINANCIAL CORPORATION
a Tennessee Corporation
Substitute Trustee

By: Elizabeth M. Wilson
Elizabeth M. Wilson
Assistant Secretary

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Elizabeth M. Wilson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged herself to be the Assistant Secretary of the Union Financial Corporation, the within named bargainor, a corporation, and that she as such Assistant Secretary, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by herself as Assistant Secretary.

Witness my hand and seal at office in Nashville, Tennessee, this 11th day of February, 1991.

Karen C. Rogers
Notary Public

My Commission Expires: 9-28-91

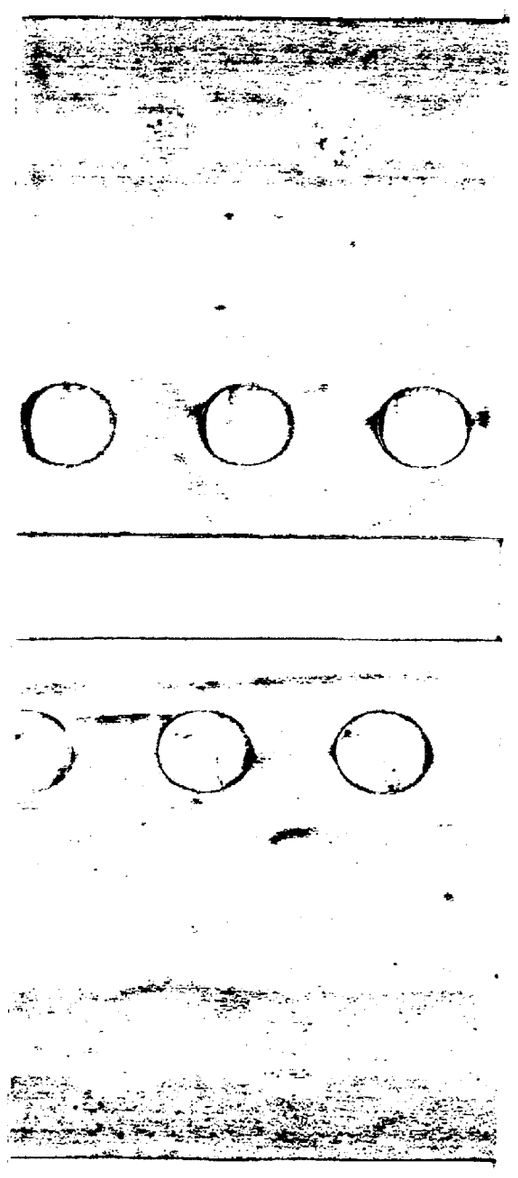
91950

IDENTIF. REFERENCE

FEB 11 3 24 PM '91

DAVIDSON COUNTY TN.

5790 02/11 0101 03CHECK 82.60



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8290 PAGE 708

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	22000.00
CON TX	72.60
PRFEE	1.00
WDEED	9.00
TOTAL	82.60
CHECK	82.60

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

02/11/91 01 15:23 0001 5790

91 950

IDENTIF. REFERENCE

FEB 11 3 24 PM '91

FELIX Z. WILSON, II
DAVIDSON COUNTY, TN.

No. 396109