Box 14

ADDRESS NEW OWNER:

Fidelity Federal Bank,a
Federal Savings Bank
401 Union Street
Nashville, Tennessee 37219

SEND TAX BILLS: Same.

MAP AND PARCEL NO.

Map 149-06-0-A-106CO
Parcel 02DK-07938

*This instrument prepared by:
Denney, Lackey & Chernau
13th Floor
Third National Financial Center
424 Church Street
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $55,800.00.

William L. Rosenberg
Affiant

Subscribed and sworn to before me this 19th day of February, 1991.

Susan Calvert-Fontaine
Notary Public
My Commission Expires: 3/13/94

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated June 3, 1988, of record in Book 7564, page 178, Register's Office for Davidson County, Tennessee, Rolando S. Aquino and wife, Nerza B. Aquino conveyed the property hereinafter described to Vaden Lackey, Jr., Trustee, to secure the payment of the indebtedness therein mentioned and described; and

WHEREAS, default occurred in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and the Fidelity Federal Bank, a Federal Savings Bank, the lawful owner and holder of said indebtedness, having declared all of 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; and

WHEREAS, I, William L. Rosenberg, having been appointed Successor Trustee by instrument of record in Book 8264, page 481, said Register's Office, did give notice of the time and place of sale by publication in The Nashville Record, a newspaper published in Davidson County, Tennessee, for three consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on January 24, January 31 and February 7, 1991, respectively; and

WHEREAS, pursuant to said notice, I, the undersigned, William L. Rosenberg, Successor Trustee, did offer said property for sale at public outcry, to the highest bidder for cash, free from the statutory right or equity of redemption and homestead, on February 19,1991 at 12:00 p.m., (noon), at the Main door of the County Courthouse in Davidson County, Tennessee; and

WHEREAS, at said sale, Fidelity Federal Bank, a Federal Savings Bank was the highest and best bidder, the amount of its bid being in the sum of Fifty Five Thousand Eight Hundred and 00/100ths ($55,800.00) Dollars, and the Fidelity Federal Bank, a Federal Savings Bank, being the holder of the indebtedness secured by said Deed of Trust, and the beneficiary of said sale, and its indebtedness together with expenses of said sale amounting to more than said bid, accordingly it is not required to pay any cash to the said Trustee;

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES:

I, William L. Rosenberg, Successor Trustee under the said Deed of Trust of record in Book 7564, page 178, Register's Office for said County, do hereby transfer, assign, and convey unto the said Fidelity Federal Bank, a Federal Savings Bank its successors and assigns, all of the right, title and interest in and to the real property described below that is vested in me, and which I have a right to transfer, in as full and ample a manner as I, as Trustee under said Deed of Trust, can or should do but no further or otherwise.

Land in Davidson County, Tennessee, being Unit No. 106, Phase I, Site Plan Chinquapin, as of record in Book 6900, page 117 and Book 6900, page 358, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Rolando S. Aquino and wife, Nerza B. Aquino by deed from Marion A. Hooper and William David Piland as of record in Book 7564, page 175, said Register's Office.

This is improved property known as: 106 Okee Trail
Nashville, TN 37013

The legal description contained herein is the same as in the previous deed.

This conveyance is made subject to any unpaid taxes; the Plan of record in Book 6900, page 117 and Book 6900, page 358, Register's Office for Davidson County, Tennessee; Declaration of Covenants of record in Book 7127, page 829 and amended in Book 7255, page 968, said Register's Office; By-Laws of record in Book 7127, page 814, said Register's Office; Agreement for Dedication of Easement for Sanitary Sewers and/or Storm Drainage of record in Book 6251, page 613, said Register's Office; Dedication of Common Areas from Marion A. Hooper and William David Piland to Chinquapin Homeowner's Association, Inc. of record in Book 7337, page 775, said Register's Office; and all other restrictions, encumbrances or liens of any nature.

TO HAVE AND TO HOLD said tract of land, together with all the appurtenances, estate, title and interest thereto belonging to the said Fidelity Federal Bank, a Federal Savings Bank, its successors and assigns, forever.

IN WITNESS WHEREOF, the said William L. Rosenberg, Successor Trustee, has hereunto set his hand this 19th day of February, 1991.

William L Rosenberg
Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, Notary Public, William L. Rosenberg, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 19th day of February, 1991.

Susan Calvert Rosenberg
Notary Public

My Commission Expires: 3/3/92

94324
IDENTIF. TREFERENCE
FEB 21 12 42 PM '91
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.
02/23/01 CHECK 191-14
$$$



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8296 PAGE 495

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 55800.00
CON TX 184.14
PRFEE 1.00
WDEED 6.00
TOTAL 191.14
CHECK 191.14

02/21/91 01 12:42 0001 8585

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

94324

IDENTIF. REFERENCE

FEB 21 12 42 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 398845