THIS INSTRUMENT PREPARED BY: Homer R. Ayers, Attorney At Law
Bank of Goodlettsville, Suite 201
112 Long Hollow Pike
Goodlettsville, Tennessee 37072

SUBSTITUTE TRUSTEE'S DEED

ADDRESS NEW OWNERS:	PERSON OR ENTITY RESPONSIBLE FOR PAYMENT OF REAL PROPERTY TAXES:	MAP-PARCEL NOS.
Michael Alan Cantrell, et ux 168 Happy Valley Road Goodlettsville, TN 37072	Same as New Owner	Map 33 Parcel 3 10D 31530

WHEREAS, by Deed of Trust dated July 5, 1989, and filed for record in Book 7882, page 86, Register's Office for Davidson County, Tennessee, Eddie C. Galbreath III and wife, Deborah Inez Galbreath, conveyed to J. C. Garrett, III, Trustee, certain real property in Davidson County, Tennessee, as therein described and as described below to secure to the Bank of Goodlettsville the payment of one note of even date in the original principal amount of $25,000.00, payable with the terms and provisions as provided therein; and,

WHEREAS, Homer R. Ayers was appointed Substitute Trustee under the said Deed of Trust hereinabove described by instrument of record in Book 8258, page 474, Register's Office for Davidson County, Tennessee; and,

WHEREAS, default was made under the terms and provisions of the said Deed of Trust and note, and notice was properly given to the said Eddie C. Galbreath III and wife, Deborah Inez Galbreath, and they having failed to abide by the terms and provisions of the said Deed of Trust; and,

WHEREAS, I, Homer R. Ayers, Substitute Trustee, at the request of the holder of the said indebtedness and under and by virtue of the powers vested in me under the Deed of Trust and instruments hereinabove referred to and described, advertised the said real estate as required by law by the terms of the said Deed of Trust and instruments by giving twenty-one (21) days' notice by three (3) successive publications, namely December 20, 1990, December 27, 1990 and January 3, 1991, in The Nashville Record, a newspaper published at Nashville, Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, statutory right of redemption, dower and marital rights, and homestead as provided in the said Deed of Trust. Pursuant to said advertisement, on the 17th day of January, 1991, at 11:00 A.M. at the south door of the Davidson County-Metropolitan Courthouse in Nashville, Tennessee, I, Homer R. Ayers, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove equities as provided in said Deed of Trust, subject to all restrictions, restrictive

covenants, easements, setback lines, unpaid real estate taxes, and any and all prior mortgages and liens of record, at which time MICHAEL ALAN CANTRELL and wife, TAMMY LYNN CANTRELL, submitted the highest and best bid in the amount of Twenty-Six Thousand One Dollars ($26,001.00).

NOW, THEREFORE, FOR AND IN CONSIDERATION of the premises, I, Homer R. Ayers, Substitute Trustee, do hereby sell, transfer and convey to the said MICHAEL ALAN CANTRELL and wife, TAMMY LYNN CANTRELL, their heirs and assigns, in fee simple and in bar of all of the equities hereinabove mentioned, the following described real estate, to-wit:

A tract of land in the 10th Civil District of Davidson County, Tennessee, being in the east part of Lot No. 4 on the Map of the Cole Lands, of record in Plan Book 1, page 100, Chancery Court at Nashville, also of record in Book 68, page 47, Register's Office for said County.

Beginning at a point in the northerly line of Campbell Road, corner of T. L. Clark; thence North 217.5 feet to a point; thence South 88 deg. 30 min. East 100 feet to a point; thence South 217.5 feet to a point in said Campbell Road; thence North 88 deg. 30 min. West with the northerly margin of said Campbell Road 100 feet to the point of beginning, containing 0.50 acres, according to a survey dated May 5, 1956, by N. G. Jenkins, Surveyor.

BEING the same property conveyed to Eddie C. Galbreath, III and wife, Deborah Inez Galbreath, by deed from Kevin M. Weaver and wife, Melissa J. Weaver, of record in Book 7882, page 83, Register's Office for Davidson County, Tennessee.

The mailing address for the said property is 1312 Campbell Road, Goodlettsville, Tennessee 37072.

; and,

I, Homer R. Ayers, Substitute Trustee, convey to MICHAEL ALAN CANTRELL and wife, TAMMY LYNN CANTRELL all of the rights conveyed to me as said Substitute Trustee in the said Deed of Trust and instruments, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all of my actions in the premises being solely as Substitute Trustee and not otherwise under the powers vested in me under said Deed of Trust hereinabove referred to and not as an individual.

THIS the 17th day of January, 1991.

HOMER R. AYERS, Substitute Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, HOMER R. AYERS, the Substitute 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 the 17th day of January, 1991.

Patsy C. Davidson
NOTARY PUBLIC

My Commission Expires: 12/29/93

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

BOOK 8297 PAGE 187

The actual consideration or value, whichever is greater, for this transfer is $26,001.00.

Affiant

Sworn to and subscribed before me, this the 17th day of January, 1991.

NOTARY PUBLIC

My Commission Expires: 12/29/93

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

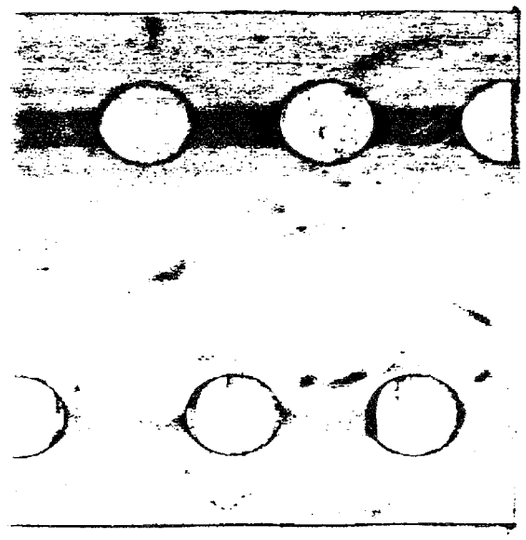
94558

IDENTIF. REFERENCE

FEB 22 12 58 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

8872 02/22 0101 03CHECK 95.80



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8297 PAGE 188

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	26001.00
CON TX	85.80
PRFEE	1.00
WDEED	9.00
TOTAL	95.80
CHECK	95.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 58 0001 8872

94558

IDENTIF. TREFERENCE

FEB 22 12 58 PM '91

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 399128