Box 18 (K61

THIS INSTRUMENT PREPARED BY:
Bass, Berry & Sims (DMS)
2700 First American Center
Nashville, TN 37238

SUCCESSOR TRUSTEE'S DEED BOOK 8299 PAGE 304

Address New Owner(s):	Send Tax Bills To:	Map & Parcel Nos.
First American National Bank: First American Center Nashville, TN 37238	Same	See attached Schedule I

WHEREAS, by Deed of Trust and Security Agreement dated April 9, 1987, of record in Book 7206, page 424, Register's Office for Davidson County, Tennessee, (the "Deed of Trust"), Cumberland River I Partnership, a Tennessee general partnership, conveyed the real property described on attached Exhibit A, which is incorporated herein by reference, together with the other property described in the Deed of Trust (collectively the "Property") to Karen A. Arnold, Trustee ("Trustee"), to secure payment of the indebtedness described in the Deed of Trust (the "Indebtedness"); and

WHEREAS, Guaranty Title Company, a Tennessee corporation ("Successor Trustee"), was appointed Successor Trustee, pursuant to the provisions of said Deed of Trust, on January 24, 1991, to serve in the place and stead of Karen A. Arnold, Trustee, said appointment being recorded in Book 8281, page 191, said Register's Office; and

WHEREAS, the Indebtedness was not paid in accordance with its terms, and default in the payment thereof was declared; and

WHEREAS, at the request of the lawful owner and holder of the Indebtedness, the Successor Trustee gave notice of the time and place of a sale of the Property, all in accordance with the Deed of Trust and the laws of the State of Tennessee, by publishing a notice in The Nashville Record, a newspaper published in Davidson County, Tennessee, said notice being first published on January 31, 1991, and thereafter published on February 7, 1991 and February 14, 1991, with said notice of sale advertising the sale of the Property to be held on February 26, 1991, at 12:00 Noon; and

WHEREAS, on February 26, 1991, at 12:00 Noon at the front door of the Davidson County Courthouse, in Nashville, Davidson County, Tennessee, being the time and place fixed in said notice, the Property was offered for sale in the manner provided in said notice and in the Deed of Trust, and the Successor Trustee received a bid of TWO HUNDRED TWENTY-FIVE THOUSAND AND NO/100 DOLLARS ($225,000.00), which bid was the last, highest and best bid, and payment has been made by credit upon the Indebtedness, following payment of the expenses of the foreclosure sale;

NOW, THEREFORE, in consideration of the foregoing, Guaranty Title Company, Successor Trustee, does hereby bargain, sell, transfer and convey the Property unto First American National Bank, and its successors and assigns (collectively the "Grantee");

TO HAVE AND TO HOLD the Property, together with the estate, title and interest of Successor Trustee therein and all hereditaments, easements, appurtenances and improvements thereto belonging, to the Grantee in fee simple forever, to whom the Successor Trustee warrants the title to the Property against the lawful claims of all persons claiming by, through or under it as the Successor Trustee, but no further or otherwise.

This is improved property known as 515 Basswood Avenue, Nashville, Tennessee.

WITNESS its hand as Successor Trustee on this 26th day of February, 1991.

GUARANTY TITLE COMPANY

By: T. Andrew Smith

Title: Authorized Representative / Its Attorney in Fact

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, T. ANDREW SMITH, with whom I am personally acquainted, and who acknowledged the he executed the within instrument for the purposes therein contained, and who further acknowledged that he is an agent of GUARANTY TITLE COMPANY, a corporation, and is authorized by the corporation to execute this instrument on behalf of the corporation.

WITNESS my hand, at office, this 26th day of February, 1991.

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

5/8/91

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property conveyed (whichever is greater) is $225,000.00.

Affiant

Sworn to and subscribed before me this 26th day of February, 1991.

Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires:

5/8/91

EXHIBIT A

Being Units Nos. A-11, 12, 18 and 19; B-21, 23, 24, 25 and 29; C-34 and 40; D-44, 45, 47 and 50; E-60; H-82, 84, 88 and 90; J-91, 92, 94, 98 and 100, as shown on the Plat of Rock Harbor Condominiums, of record in Book 6153, pages 463-466, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements of Rock Harbor Condominium Association, all as described in Book 6153, page 421, et seq., said Register's Office.

The above described property was conveyed to Borrower by quitclaim deed of record in Book 7206, page 422, Register's Office for Davidson County, Tennessee.

SCHEDULE I

90-11A-11, 8DA61485; 90-11A-12, 8DA61486; 90-11A-18, 8DA61491;
90-11A-19, 8DA61492; 90-11A-21, 8DA61494; 90-11A-23, 8DA61496;
90-11A-24, 8DA61497; 90-11A-25, 8DA61498; 90-11A-29, 8DA61502;
90-11A-34, 8DA61507; 90-11A-40, 8DA61513; 90-11A-44, 8DA61517;
90-11A-45, 8DA61518; 90-11A-47, 8DA61520; 90-11A-50, 8DA61523;
90-11A-60, 8DA61533; 90-11A-82, 8DA61555; 90-11A-84, 8DA61557;
90-11A-88, 8DA61561; 90-11A-90, 8DA61563; 90-11A-91, 8DA616564;
90-11A-92, 8DA61565; 90-11A-94, 8DA61567; 90-11A-98, 8DA61571;
90-11A-100, 8DA61573

54606

95378

IDENTIF. REFERENCE

FEB 26 3 49 PM '91

FELIX Z. [illegible]
DAVIDSON COUNTY TN.

9808 02/26 0101 03CHECK 755.50

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8299 PAGE 308

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 225000.00
CON TX 742.50
PRFEE 1.00
WDEED 12.00
TOTAL 755.50
CHECK 755.50

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/26/91 01 15:50 0001 9808

95378

IDENTIF. REFERENCE

FEB 26 3 49 PM '91

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY TN.

No. 400057