BOK 37
J.DH

SUCCESSOR TRUSTEE'S DEED

BOOK 8300 PAGE 794

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Dominion Asset Management of Tennessee, Inc. Suite 300, 150 4th Ave. N. Nashville, TN 37219	New Owner	93-06-1-026 93-06-1-027
This instrument prepared by: Boult, Cummings, Conners & Berry (CSS) P.O. Box 198062, Nashville, Tennessee 37219		

WHEREAS, SIXTH AND CHURCH LIMITED, by Deed of Trust, Assignment of Leases and Security Agreement (the "Deed of Trust") dated October 26, 1989, transferred and conveyed to Leigh M. Bullen, Trustee, the property described in Exhibit A hereto (the "Property") (said Deed of Trust being of record in Book 7971, page 226, Register's Office for Davidson County, Tennessee); and

WHEREAS, a Successor Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust (said Appointment of Successor Trustee being of record in Book 8181, page 287, said Register's Office); and

WHEREAS, the indebtedness secured by the Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the Successor Trustee to foreclose the Deed of Trust; and

WHEREAS, the Successor Trustee, after due advertisement as required by law and as required by the terms of the Deed of Trust, offered the Property for sale to the highest bidder for cash, at public outcry, at twelve o'clock (noon), September 25, 1990, at the Davidson County Courthouse, Nashville, Tennessee when and where Dominion Asset Management in Tennessee, Inc. ("Grantee"), became the last and highest bidder for cash at the price of Fifty Five Thousand Nine Hundred Seventy Eight and No/100 Dollars ($55,978.00).

NOW, THEREFORE, in his capacity as Successor Trustee, and not otherwise, and in consideration of the premises and payment of the sum stated above, the receipt and sufficiency of which are acknowledged, Roger G. Jones, Successor Trustee hereby conveys the Property to the Grantee and the Grantee's heirs or successors and assigns.

TO HAVE AND TO HOLD said land in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey the same.

Roger G. Jones, as Successor Trustee, and not otherwise, warrants the title to the Property to the Grantee and

Grantee's heirs or successors and assigns, against the lawful claims of all persons claiming by, through or under him. The Property is sold, however, without any other warranty as to the quantity or quality thereof, and expressly subject to the following:

1. Any and all unpaid taxes and assessments, plus interest and penalty, if any.

2. Tennessee Conservation Easement of record in Book 6464, page 425, Register's Office for Davidson County, Tennessee.

3. Deed of Trust of record in Book 6428, page 628, said Register's Office.

4. Collateral Assignment of Rents and Leases of record in Book 6428, page 647, Register's Office for Davidson County, Tennessee.

5. Assignment of record in Book 6428, page 664, Register's Office for Davidson County, Tennessee.

6. Financing Statement of record in Book 6428, page 674, Register's Office for Davidson County, as amended in Book 6495, page 285, said Register's Office.

7. Financing Statement of record in Book 6428, page 680, said Register's Office.

8. Notice of Lien of record in Book 7212, page 491, Register's Office for Davidson County, Tennessee.

9. Notice of Lien of record in Book 7631, page 274, Register's Office for Davidson County, Tennessee.

10. Notice of Lien of record in Book 7913, page 301, Register's Office for Davidson County, Tennessee.

11. Any and all other prior restrictions, encumbrances, or liens of any nature.

The interest of Grantee acquired hereby shall not merge with or extinguish any other interest, if any, of Grantee in the Property. Words used herein indicating number or gender shall be read as context may require.

Dated this 28th day of February, 1991.

Roger G. Jones, as Successor
Trustee, and not otherwise

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, James D. Hughes, a Notary Public in and for said County and State, the within named Roger G. Jones, Successor Trustee, the bargainor, with whom I am personally acquainted (or to me proved on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 28th day of February, 1991.

Notary Public

My Commission Expires: May 6, 1991

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $55,978.00.

AFFIANT

Subscribed and sworn to before me this 28th day of February, 1991.

Notary Public

My Commission Expires: 5/3/92

95884

IDENTIF. TREFERENCE

FEB 28 1 41 PM '91

FELIX Z. HASTINGS, CLERK
DAVIDSON COUNTY TN.

wp:jdhdeedsix

Exhibit A

A tract of land in the First Civil District of Davidson County, Tennessee, said tract being part of Lot 101 on the plan of original town of Nashville, not of record, and being more particularly described according to a survey dated September 7, 1983, as revised November 6, 1984, prepared by Barge, Waggoner, Sumner & Cannon as follows:

Beginning at the intersection of the northerly margin of Church Street and the easterly margin of Sixth Avenue North;

Thence, with said easterly margin of Sixth Avenue North, N 36° 53' W, 135.38 feet to the centerline of a party wall;

Thence, with said centerline of party wall N 53° 07' E, 66.00 feet to a point;

Thence, S 36° 53' E, 54.00 feet to a point;

Thence, S 53° 07' W, 6.00 feet to a point;

Thence, S 36° 53' E, 80.38 feet to a point in the northerly margin of Church Street;

Thence, with said northerly margin of church Street, S 53° 07' W, 60.00 feet to the point of beginning.

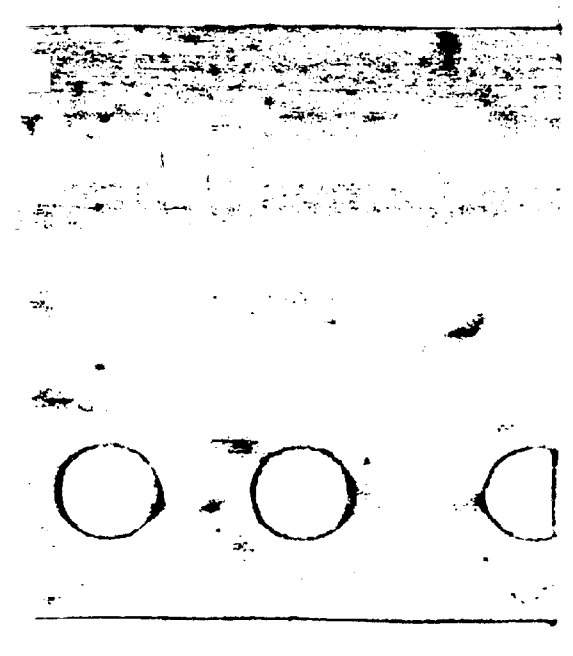
Containing 8,387 square feet or 0.1925 acre, more or less.

Being the same property conveyed to Nashville Historic Developers, a Tennessee joint venture, by deed from A. Harrison Johnson, Jr., Trustee, of record in Book 6428, page 626, Register's Office for Davidson County, Tennessee, and being the same property conveyed to Sixth and Church Limited by deed from Nashville Historic Developers of record in Book 6421, page 211 said Register's Office.

The street address of the Property is:

530 Church Street and
202 6th Avenue North
6th Avenue North and Church Street
Nashville, Tennessee

0413 02/28 01:01 03CHECK 197.80



OFFICIAL RECEIPT

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

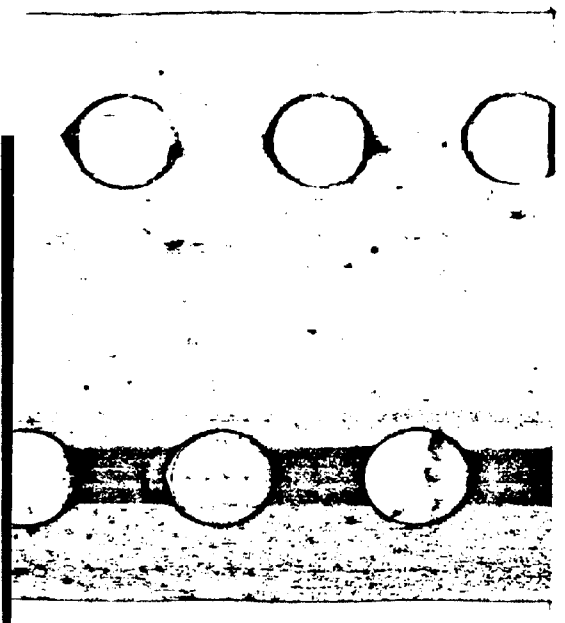
RECEIVED OF _____

FOR _____

BOOK 8300 PAGE 798

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	55978.00
CON TX	184.80
PRFEE	1.00
WDEED	12.00
TOTAL	197.80
CHECK	197.80

02/28/91 01 13:43 0001 0413

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95884

IDENTIF. TREFERENCE

FEB 28 1 41 PM '91

FELIX Z. WILSON, II
REGISTER
DAVIDSON COUNTY TN.

No. 400647