This Instrument Prepared By:
Lawless & Associates, P.C.
19th Floor
First American Center
Nashville, TN 37238-0068

RE-RECORD
BOOK 8301 PAGE 645

SUCCESSOR TRUSTEE'S DEED

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Dominion Bank of Middle Tennessee 150 Fourth Avenue North Nashville, TN 37219	Same	059-05-272 13DA 40390

WHEREAS, William E. Coopwood and wife, Sarita G. Coopwood, by Deed of Trust (the "Deed of Trust") dated August 11, 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 7922, page 659, 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 8103, page 300, 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), June 6, 1990, at the Davidson County Courthouse, Nashville, Tennessee when and where Dominion Bank of Middle Tennessee ("Grantee") became the last and highest bidder for cash at the price of Thirty Seven Thousand One Hundred Nine and 17/100ths Dollars ($37,109.17).

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, Thomas W. Lawless, 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.

Thomas W. Lawless, 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. Any and all redemptive rights which may be exercised by any governmental taxing authority.

3. Conveyance of water main of record in Book 2504, page 381, Register's Office for Davidson County, Tennessee.

4. Restrictive covenants contained in instrument of record in Book 4620, page 147 and re-recorded in Book 4620, page 886, said

Register's Office.

5. Plan of record in Book 4460, page 85, said Register's Office.

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

Words used herein indicating number or gender shall be read as context may require.

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Dated this 6th day of June, 1990.

Thomas W. Lawless, successor Trustee
Thomas W. Lawless, as Successor Trustee, and not otherwise

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Thomas W. Lawless, a Notary Public in and for said County and State, the within named Thomas W. Lawless, 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 6th day of June, 1990.

Sandi B. Lawless
Notary Public

My Commission Expires: 1-23-94

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $37,109.17.

Thomas W. Lawless
Affiant

Subscribed and sworn to before me this 6th day of June, 1990.

Sandi B. Lawless
Notary Public

My Commission Expires: 1-23-94

32762

IDENTIFICATION REFERENCE

JUN 6 3 41 PM '90

DAVIDSON COUNTY, TN

9018 06/06/90 0101 03CHECK 129.43

RE-RECORD

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EXHIBIT A

Being Lot No. 277 on the Plan of Buena Vista Estates, Section 6, as of record in Plat Book 4460, page 85, Register's Office for Davidson County, Tennessee.

Said Lot No. 277 fronts 65 feet on the westerly margin of Vista Valley Court and extends back 220.2 feet on the northerly line and 246 feet on the southerly line to a dead line in the rear measuring 69.9 feet thereon.

BEING the same property conveyed to Dr. William E. Coopwood and wife, Sarita Coopwood by deed of record in Book 6211, page 32, Register's Office for Davidson County, Tennessee.

RE-RECORD

96174

IDENTIF. REFERENCE

0106 03/01 0101 03CHECK 9.00

THIS INSTRUMENT IS RE-RECORDED FOR THE PURPOSE OF INCLUDING THE PROPERTY DESCRIPTION.