This Instrument Prepared By:
George E. Mudter, Jr., Esq.
Trabue, Sturdivant & DeWitt
25th Floor, 511 Union Street
Nashville City Center
Nashville, Tennessee 37219

BOOK 8308 PAGE 362

Address New Owner:
DOMINION BANK OF MIDDLE TENNESSEE
P.O. BOX 2648
Nashville, TN 37219

Send Tax Bills To:
NEW OWNER

Map 75-5
Parcel 105

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms, and conditions, provided for in that certain Deed of Trust, dated March 8, 1988, to John B. Hardcastle, Trustee, executed by Griffin Contractors, Inc., a Tennessee corporation, as same appears of record in Book 7486, page 807, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed John B. Hardcastle, as Trustee under said Deed of Trust and has nominated and appointed George E. Mudter, Jr., as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 8288, page 237, Register's Office of Davidson County, Tennessee; and

WHEREAS, the said George E. Mudter, Jr., Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and he is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on February 14, 1991, and subsequent insertions appearing on February 21, 1991, and February 28, 1991, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on Monday, March 11, 1991, at 12 o'clock noon, being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above-referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Dominion Bank of Middle Tennessee at and for the sum of Fifty-Four Thousand Five Hundred and No/100 ($54,500.00) Dollars, which was the highest and best bid in connection therewith; and

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Dominion Bank of Middle Tennessee, of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned George E. Mudter, Jr., as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Dominion Bank of Middle Tennessee, and its successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Hermitage Place, Section I, of record in Plat Book 6900, page 206, Register's Office for Davidson County, Tennessee.
>
> Being part of the property conveyed to Griffin Contractors, Inc. by deed from Harold D. Mitchell of record in Book 7151, page 579, Register's Ofice for Davidson County, Tennessee.

This is improved property known as 187 Bonnafield Drive, Madison, Tennessee.

TO HAVE AND TO HOLD the real property above-described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Dominion Bank of Middle Tennessee, its successors and assigns, in fee simple forever, to whom the said George E. Mudter, Jr., Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, George E. Mudter, Jr., as Substitute Trustee, has executed this instrument on the 11th day of March, 1991.

George E. Mudter, Jr.
Substitute Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, George E. Mudter, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 11th day of March, 1991.

Notary Public

My Commission Expires: 11-27-93

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

BOOK 8305 PAGE 364

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $54,500.00.

Affiant

Sworn to and subscribed before me,
this 11th day of March, 1991.

Notary Public

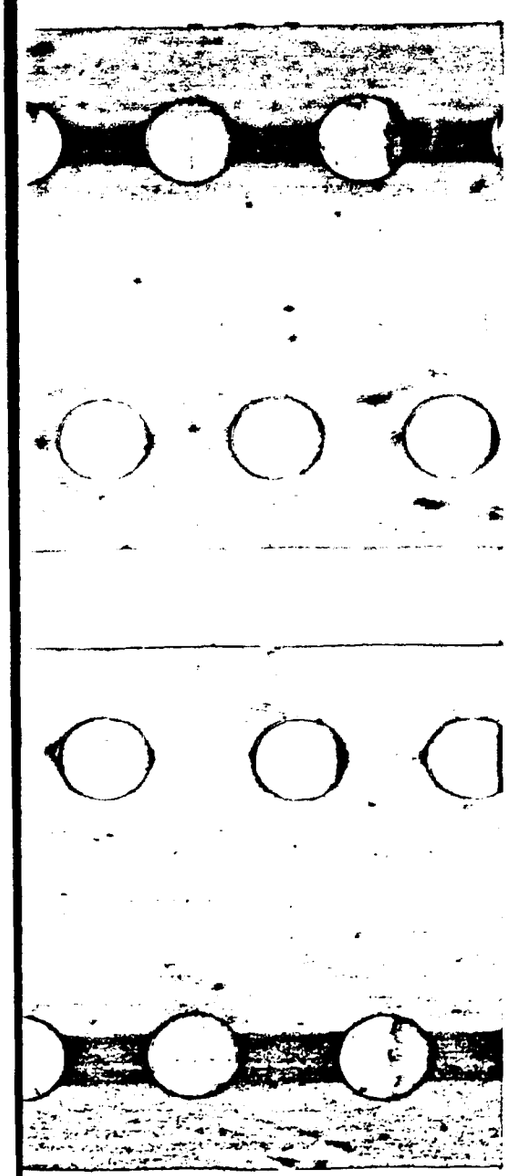
My Commission Expires: 11-27-93

2993 03/12 0101 03CHECK 189.85

93641

IDENTIF

3:GEM0311911.kw



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8308 PAGE 365

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 54500.00
CON TX 179.85
PRFEE 1.00
WDEED 9.00
TOTAL 189.85
CHECK 189.85

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 01 13-35 0001 2993

98664

IDENTIF. REFERENCE

MAR 12 3 PM '91

DAVIDSON COUNTY

No. 403791