This Instrument Prepared By:
Stokes & Bartholomew, P.A.
424 Church Street
Suite 2800
Nashville, Tennessee 37219

BOOK 8310 PAGE 867

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
BancBoston Mortgage Corporation 2545 Highland Avenue P.O. Box 7565A Birmingham, AL 35253	Same	Map 127 Parcel 258

SUCCESSOR TRUSTEE DEED

THIS SUCCESSOR TRUSTEE DEED, made and entered into this 15th day of March, 1991, by Darlene T. Marsh, acting as Successor Trustee as hereinafter provided, to BANCBOSTON MORTGAGE CORPORATION.

W I T N E S S E T H:

WHEREAS, Hilda Prescott, a single person, executed a certain Deed of Trust dated August 24, 1988, to J. Blake Freeman, Trustee, of record in Book 7636, page 223, as re-recorded in Book 7649, page 313, Register's Office for Davidson County, Tennessee, (the "Deed of Trust"), which conveyed certain real property in Davidson County, Tennessee, as more particularly described below; and

WHEREAS, by instrument dated December 19, 1990, and of record in Book 8290, page 840, Register's Office for Davidson County, Tennessee, the owner and holder of the debt secured by said Deed of Trust, BancBoston Mortgage Corporation, appointed Darlene T. Marsh as Successor Trustee in accordance with the provisions contained in said Deed of Trust; and

WHEREAS, default having been made by failure to comply with the terms, provisions and conditions set forth in that certain Note, dated August 24, 1988, executed by Hilda Prescott, payable to the order of BancBoston Mortgage Corporation, (the "Note"), and in the Deed of Trust, which secures the indebtedness therein described, the said indebtedness so secured being, among others the Note; and

WHEREAS, the entire indebtedness evidenced by the Note, and secured by the Deed of Trust having matured as provided in said instruments, and payment not having been made as demanded, and the owner and holder of said indebtedness having requested said

Successor Trustee to foreclose the Deed of Trust as provided therein, the Successor Trustee, after due advertisement as required by law and by the terms of the Deed of Trust offered the real property secured thereby for sale at public outcry at the south front door of the Courthouse, Nashville, Davidson County, Tennessee, on the 15th day of March, 1991, at 12:00 o'clock noon, free from all legal, equitable and statutory rights of redemption, exemption, homestead, all rights arising by virtue of marriage, and all other similar exemptions or rights arising under or created by an applicable statute or judicial decision, all of which were expressly waived in said Deed of Trust, when and where BancBoston Mortgage Corporation became the highest and best bidder for cash at the price of Sixteen Thousand, Five Hundred Dollars ($16,500.00).

NOW, THEREFORE, in consideration of the premises, and of the sum of Sixteen Thousand, Five Hundred Dollars, cash in hand paid, Darlene T. Marsh acting as Successor Trustee, has bargained and sold, and by these presents does hereby transfer, assign, and convey unto BancBoston Mortgage Corporation, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows, to-wit:

> Being Lot No. 7, on the Plan of E.L. Wallace Subdivision, as of record in Book 6200, page 550, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Hilda Prescott, by deed from Gemini Group, a partnershipo composed of L. Daniel Blankenship and Phil D. Newton, of record in Book 7636, page 230, said Register's Office.

Together with all the improvements located on the property, and all easements, rights, appurtenances, rents and profits, existing in connection with the property or derived therefrom, and all fixtures to the property, specifically including but not limited to, plumbing, heating, air conditioning, and electrical apparatus and attachments.

This is unimproved property also known as 8149 Charlotte Pike, Nashville, TN 37221.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the

said BancBoston Mortgage Corporation, its successors and assigns, in as full and ample a manner as the said Darlene T. Marsh, acting as Successor Trustee, has power to convey the same, but not further or otherwise.

Said property is conveyed subject to any unpaid taxes, mortgages, liens, encumbrances, easements, restrictions and other matters of record or otherwise that are prior in right to the lien of the said Deed of Trust.

IN WITNESS WHEREOF, the said Darlene T. Marsh, acting as Successor Trustee, has hereunto set her hand as of the day and year first above written.

Darlene T. Marsh, Successor Trustee

Darlene T. Marsh
Successor Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, which ever is greater, for this transfer is $16,500.00.

Darlene T. Marsh
Affiant

Sworn to and subscribed before me this 15th day of March, 1991.

Susan A. Crews
Notary Public

My commission expires: 11-21-92

4043 03/15 0101 03CHECK 64.45

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said county and state, Darlene T. Marsh, Successor Trustee, the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 15th day of March, 1991.

Susan A. Crews
Notary Public

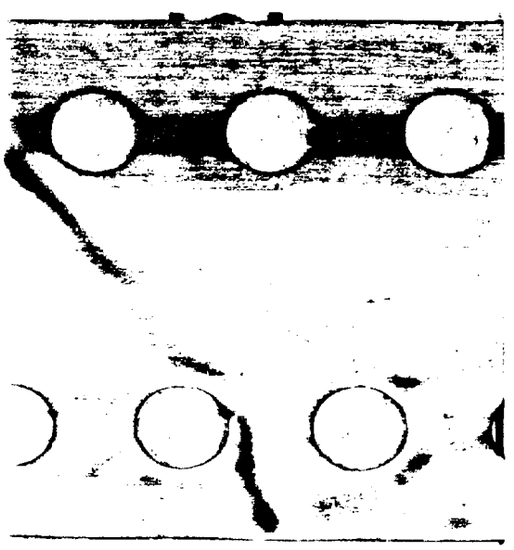
My Commission Expires: 11-21-92

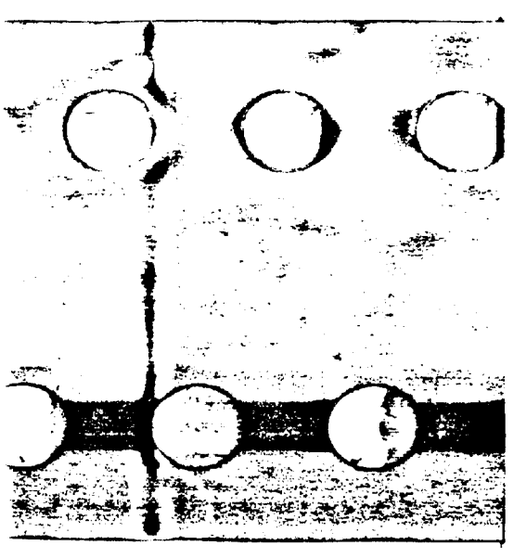
99545

IDENTIF. REFERENCE

MAR 15 4 16 PM '91

DAVIDSON





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8310 PAGE 810

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED

CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE

MISC - MISCELLANEOUS
CO TAX - STATE TAX CONVEY
MO TAX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT 16500.00
MOR TX 54.45
ERR CO
MOR TX 54.45-
CON TX 54.45
PRFEE 1.00
WDEED 9.00
TOTAL ~~64.45~~
CHECK ~~64.45~~

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

03/15/91 01 16:17 0001 4043

99545

IDENTIF. REFERENCE

Mar 15 4 15 PM '91

DAVIDSON COUNTY, TN.

No. 404812