This Instrument Prepared By:
BAKER, WORTHINGTON, CROSSLEY,
STANSBERRY & WOOLF
1700 Nashville City Center
511 Union Street
Nashville, Tennessee 37219

Address New Owner(s) As Follows:	Send Tax Bills To:	Map & Parcel Nos.:
Pine Brook Properties L.P.	SAME	85-4 38
207 Third Avenue North, Fifth Floor		
Nashville, Tennessee 37201		

TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments provided for and made in a Deed of Trust dated December 30, 1982, executed by Ravenwood, Ltd., a Tennessee limited partnership, to Stephen C. Baker, Trustee, of record in Book 5986, page 1, Register's Office for Davidson County, Tennessee; and

WHEREAS, said Deed of Trust was assigned to Commerce Union Bank pursuant to a Collateral Assignment of Deed of Trust executed by Ravenwood, Limited to Commerce Union Bank dated February 23, 1983 of record in Book 6012, page 674, said Register's Office; and

WHEREAS, Commerce Union Bank, now Sovran Bank/Tennessee, assigned its interest in the Deed of Trust to Joe Vaulx Crockett, III, Trustee for the benefit of Jarratt Associates, Inc. by an Assignment of record in Book 8091, page 971, said Register's Office; and

WHEREAS, Jarratt Associates, Inc. and Ravenwood Limited, a Tennessee limited partnership, the owners and holders of the indebtedness secured by said Deed of Trust of record in Book 5986, page 1, Register's Office for Davidson County, Tennessee, replaced said Trustee by naming Sam J. McAllester, III and Marshall L. Hix as Substitute Trustees by an instrument of record in Book 8319, page 123, Register's Office for Davidson County, Tennessee, and authorized either of them to act alone with the powers given the Trustee in said Deed of Trust; and

WHEREAS, pursuant to the Amended Appointment of Subsitute Trustee, Jarratt Associates, Inc. and Ravenwood, Limited authorized, consented and instructed the Substitute Trustee to enforce for the benefit of Jarratt Associates, Inc. and Ravenwood, Limited, as their interests may appear, certain remedies, including instituting and conducting foreclosure; and

WHEREAS, Sam J. McAllester, III, Substitute Trustee, caused said real property to be advertised in accordance with the provisions of said Deed of Trust, advertising that said property would be sold at 12:00 o'clock Noon, prevailing time on Monday, April 29, 1991, at the front door of the Davidson County Courthouse, Nashville, Davidson County, Tennessee, to be knocked off and sold to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower, and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims, and unpaid taxes which may be a lien against said property; and

WHEREAS, the Substitute Trustee personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of One Hundred Ninety Thousand Nine Hundred Eighty Two and 28/100 Dollars ($190,982.28) by Pine Brook Properties L.P. (hereinafter referred to as the "Grantee") and said property was knocked off and sold to the Grantee.

NOW, THEREFORE, in consideration of the premises and sum of One Hundred Ninety Thousand Nine Hundred Eighty Two and 28/100 Dollars ($190,982.28) cash in hand paid by the Grantee, Sam J. McAllester, III, Substitute Trustee, has this day bargained and sold and, by the premises, does transfer and convey to Grantee, its/their heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

> Being a tract or parcel of land located in Davidson County, Tennessee, and being generally located east of Stones River, north of Lebanon Road and west of Hickory Hill Lane, and more particularly described according to a survey by Barge, Waggoner, Sumner and Cannon, File No. 7102, dated August 9, 1979, and updated October 13, 1982, as follows:
>
> Beginning at a concrete monument in the westerly margin of Hickory Hill Lane, 467 feet, more or less, northerly from the north margin of Lebanon Road; thence south 77° 58' 14" west, 132.96 feet to a point; thence with a curve to the right having a central angle of 28° 26', a radius of 622.08 feet, a chord bearing of south 80° 41' 20" west, and a chord length of 305.55, 308.71 feet to a concrete monument; thence north 85° 05' 40" west 117.00 feet to a point; thence south 06° 50' 59" west, 200.00 feet to an iron pin; thence north 83° 54' 40" west 185.54 feet to an iron pin; thence north 76° 32' 49" west, 223.87 feet to an iron pin; thence north 09° 47' 24" east, 597.35 feet to an iron pin; thence south 83° 14' 10" east, 554.00 feet to a concrete monument; thence south 6° 45' 50" west 25.00 feet to a point; thence with a curve to the left, having a central angle of 12° 24' a radius of 971.00 feet and a distance of 210.10 feet to a point in the easterly margin of Hickory Hill Lane; thence with Hickory Hill Lane along a curve to the left, said curve having a central angle of 17° 27' 53",. a radius of 716.33 feet, 218.35 feet to a point of compound curvature; thence with a curve to the left having a central angle of 03° 47' 13", a radius of 1,623.76 feet. 107.32 feet to the point of beginning, and containing 9.52 acres, more or less.

Being the same property conveyed to Ravenwoood, Ltd., by Special Warranty Deed from J.R. Freeman, Trustee, with full power to mortgage, sell, transfer, convey or otherwise encumber all or part of the same without the joinder of any beneficiary, of record in Book 5985, page 991, Register's Office for said County.

Being the same property presently vested in Ravenwood Associates L.P. by Trustee's Deed from Craig V. Gabbert, Jr., Successor Trustee, dated November 30, 1989, of record in Book 8086, page 27, said Register's Office.

Said property is known as Ravenwood Apartments, 1005 Hickory Hill Lane, Hermitage, Davidson County, Tennessee.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the Grantee, its/their heirs, successors, and assigns forever.

And the Substitute Trustee covenants with the said Grantee that he is lawfully seized and possessed of said real property as Substitute Trustee only and, by the terms of the above-mentioned Deed of Trust, has a good right to sell and convey the same and that same is unencumbered except for any and all mortgages, liens, claims, and any and all unpaid taxes that may be a lien against said real estate.

The Substitute Trustee further covenants and binds himself/his successors and assigns, to warrant and forever defend the title to said real estate to the Grantee, its/their heirs and assigns, against the lawful claims of any persons claiming by or through him as Substitute Trustee, but no further or otherwise; it being the intention of the Substitute Trustee only to convey to Grantee no greater title in the subject real estate than he received as Substitute Trustee and that, as Substitute Trustee, he has the right to sell and convey.

This sale is subject to all matters shown on any applicable recorded Plat or Plan; any unpaid taxes which exist as a lien against said property; any restrictive covenants, easements or setback lines that may be applicable; any statutory rights of redemption not otherwise waived in the Deed of Trust, including rights of redemption of any governmental agency, state or federal; and any prior encumbrances that may exist against the property. This sale is also subject to any matter that an accurate survey of the premises might disclose.

Witness my hand this 29th day of April, 1991.

Sam J. McAllester, III
Substitute Trustee

BWRDM129

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Renee D. Gentry, a Notary Public for the state and county aforesaid, Sam J. McAllester, III, Substitute Trustee, with whom I am personally acquainted, and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 29th day of April, 1991.

Renee D. Gentry
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My Commission Expires:

March 26, 1994

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $190,982.28.

AFFIANT

Subscribed and sworn before me on this 29th day of April, 1991.

Renee D. Gentry
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE

My Commission Expires:

March 26, 1994

10511

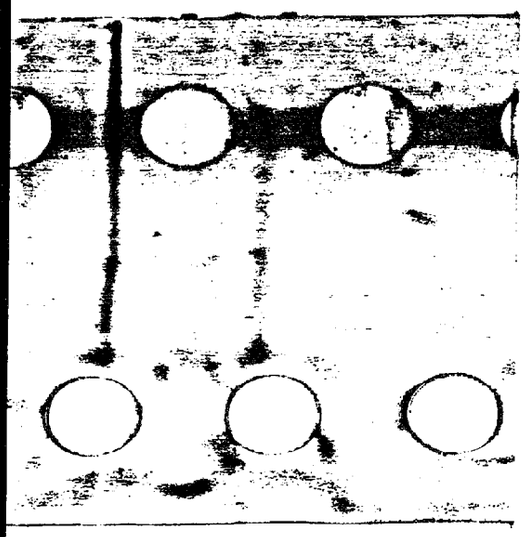
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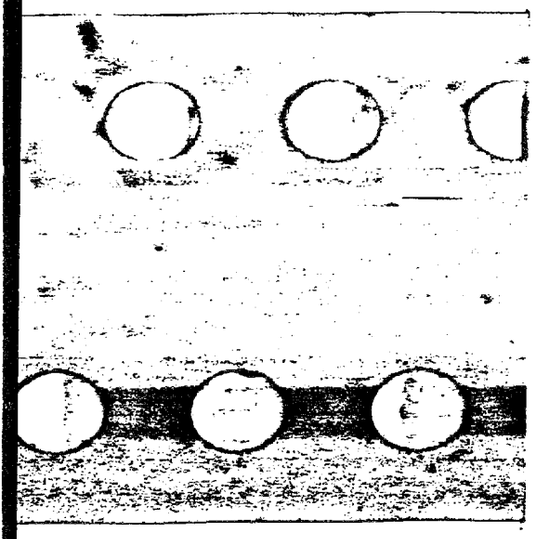
APR 30 11 52 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

7367 04/30 0101 03CHECK 643.30

BWRDM129





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 8340 PAGE 758

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

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

	190928.28
CON TX	630.30
PRFEE	1.00
WDEED	12.00
TOTAL	643.30
CHECK	643.30

04/30/91 01 11:51 0001 9367

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IDENTIF. TREFERENCE

APR 30 11 52 AM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY TN.

No. 417352