Box 6
D+E
MTL

w3:jlr1500

FROM: Stephen C. Baker
SUBSTITUTE TRUSTEE

BOOK 8406 PAGE 332

TO: Sovran Bank/Tennessee

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Sovran Bank/Tennessee One Sovran Plaza Nashville, TN 37219	(same)	Map 72-6; Parcel 132

This instrument prepared by: DEARBORN & EWING, 1200, One Sovran Plaza, Nashville, Tennessee 37239

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 30,000 .

Jeff Mayfield
Affiant

Subscribed and sworn to before me, this the 18TH day of July, 1991.

Donna M Brooks
Notary Public

My Comm. Expires: March 25, 1995

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated July 27, 1990, of record in Book 8166, page 983, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust", Jerry W. Anthony, Unmarried, conveyed Nan M. Sexton of Davidson County, Tennessee, and Evelyn Z. Binkley of Cheatham County, Tennessee, Trustees, the hereinafter described real estate, hereinafter referred to as "Property", to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record in Book 8377, page 610, Register's Office for Davidson County, Tennessee, appointed Stephen C. Baker, Substitute Trustee, in the place and stead of Nan M. Sexton and Evelyn Z. Binkley, Trustees; and

WHEREAS, the owner and holder of the indebtedness directed Stephen C. Baker, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Stephen C. Baker, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 10:00 A.M., on Thursday, July 18, 1991, at the front door of the Courthouse, in Nashville, Davidson County, Tennessee, at public auction to the highest bidder, free from all right of homestead, equity of redemption, statutory right of redemption, and all other rights and exemptions of every kind, including, but not limited to, a statutory right to an elective share in the Property, all of which are expressly waived in the Deed of Trust; and the advertisement of sale was duly published in THE

NASHVILLE RECORD, a newspaper of general circulation in Davidson County, Tennessee, on June 27, July 4 and 11, 1991; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Sovran Bank/Tennessee, acting through its agent Jeff Mayfield, was the highest and best bidder;

NOW, THEREFORE, the undersigned, Stephen C. Baker, Substitute Trustee, pursuant to the bid of Sovran Bank/Tennessee, acknowledges receipt of the sum of Thirty Thousand and No/100 Dollars ($30,000.00), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Sovran Bank/Tennessee, a corporation organized under the laws of the State of Tennessee, its successors and assigns, the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being the westerly 50 feet of the easterly 100 feet of Lot No. 7 on the corrected Map of E. J. Childer Subdivision of the J. H. Ambrose Tract, as of record in Book 332, page 134, said Register's Office.
>
> Said part of Lot No. 7 fronts 50 feet on the southerly side of Elvira Avenue and runs back between parallel lines 180 feet to a line in the rear which measures 50 feet thereon.
>
> Being the same property conveyed to Jerry W. Anthony, Unmarried by deed from Harold A. Sesler and wife, Cheryl Sesler, of record in Book 8166, page 980, said Register's Office.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Sovran Bank/Tennessee, a corporation organized under the laws of the State of Tennessee, its successors and assigns, forever; and Stephen C. Baker, Substitute Trustee, does hereby transfer, assign, and set over unto Sovran Bank/Tennessee, all of his right, title and interest in the said property as Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Stephen C. Baker, Substitute Trustee, has executed this instrument on this the 18th day of July, 1991.

Stephen C Baker, Substitute Trustee

Stephen C. Baker,
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

2694 07/18 0101 03CHECK 118.00

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

Witness my hand and seal, at office in Nashville, Tennessee, this the 18th day of July, 1991.

Donna M Brooks
NOTARY PUBLIC

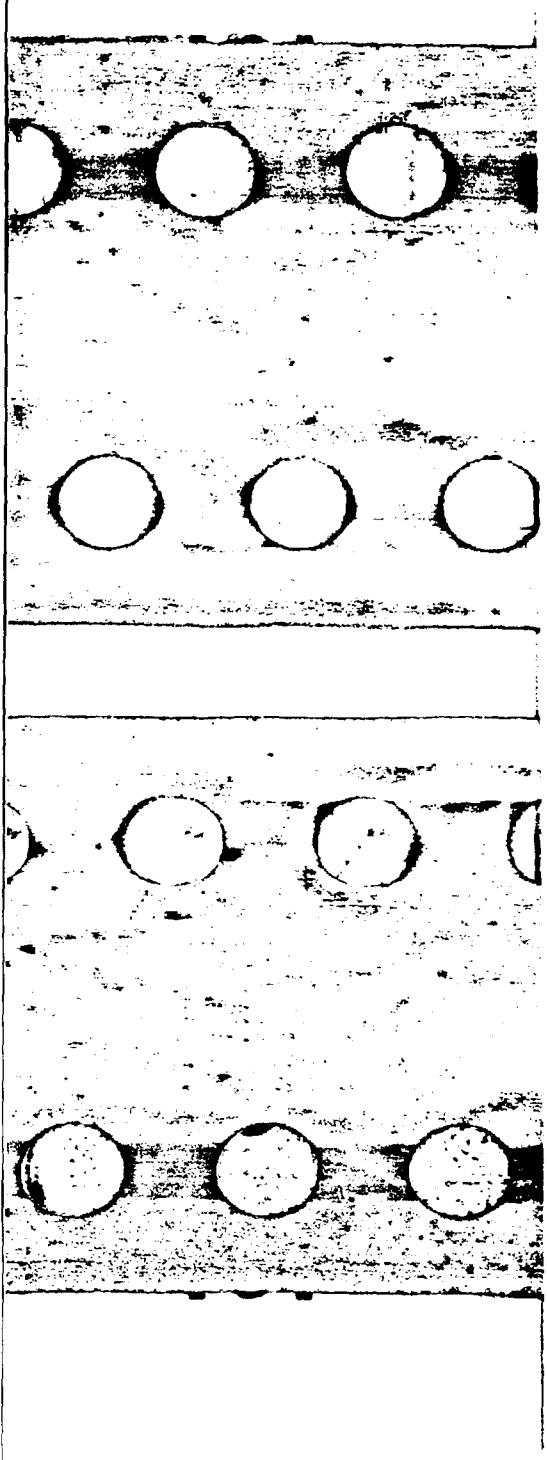
DONNA BROOKS NOTARY PUBLIC AT LARGE STATE OF ILL.

My Commission Expires: March 25, 1995

3 1 6.9 5.

IDENTIFICATION

Jul 18 10 51 AM '91



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8400 PAGE 394

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	30000.00
CON TX	111.00
PRFEE	1.00
WDEED	6.00
TOTAL	118.00
CHECK	118.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 07/18/91 01 10:53 0001 2694

3 1 6 9 5.

IDENTIFT REFERENCE

Jul 18 10 51 AM '91

No. 441693