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

BOOK 8412 PAGE 818

SUBSTITUTE TRUSTEE'S DEED

Address New Owner:	Send Tax Bills To:	Map & Parcel Numbers:
First American National Bank First American Center Nashville, TN 37237 Attention: Mr. Samuel Ballesteros	Same	Map 105-02-0 Parcel 444.00

WHEREAS, Lanny R. Mooneyham by Deed of Trust (the "Deed of Trust") dated April 25, 1988, transferred and conveyed to Jeffrey W. Combos, Trustee, the property described in Exhibit A hereto (the "property") (said Deed of Trust being of record in Book 7527, page 372, Register's Office for Davidson County, Tennessee); and

WHEREAS, a Substitute Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust (said Appointment of Substitute Trustee being of record in Book 8384, page 828, 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 Substitute Trustee to foreclose the Deed of Trust; and

WHEREAS, the Substitute 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 1:30 p.m., Tuesday, July 30, 1991, at the Main door of the Courthouse in Nashville, Davidson County, Tennessee, when and where First American National Bank ("Grantee") became the last and highest bidder for cash at the price of Two Hundred Twenty Thousand and No/100 ($220,000.00) Dollars.

NOW, THEREFORE, in his capacity as Substitute 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, Substitute 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 Substitute Trustee, and not otherwise, has the power to convey the same.

Thomas W. Lawless, as Substitute 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. Any and all other prior restrictions, encumbrances, or liens of any nature.

4. Subject to all matters on a Plan of record in Plat Book 4715, page 28, Register's Office for Davidson County, Tennessee.

5. Restrictive covenants contained in an instrument of record in Book 4420, page 723; Book 4709, page 238; Book 6236, page 263, Register's Office for said County.

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

Dated this 30th day of July, 1991.

Thomas W. Lawless
Thomas W. Lawless, as
Substitute Trustee, and
not otherwise

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Sherry Parker, a Notary Public in and for said County and State, the within named Thomas W. Lawless, Substitute 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 30th day of July, 1991.

My Commission Expires:
9/24/94

Sherry Parker
NOTARY PUBLIC

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $220,000.00.

Thomas W. Lawless
AFFIANT

Subscribed and sworn to before me this 30th day of July, 1991.

My Commission Expires:
9/24/94

Sherry Parker
NOTARY PUBLIC

3644.7.

IDENTIFICATION REFERENCE

AUG 2 2 14 PM '91

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

PICK-UP

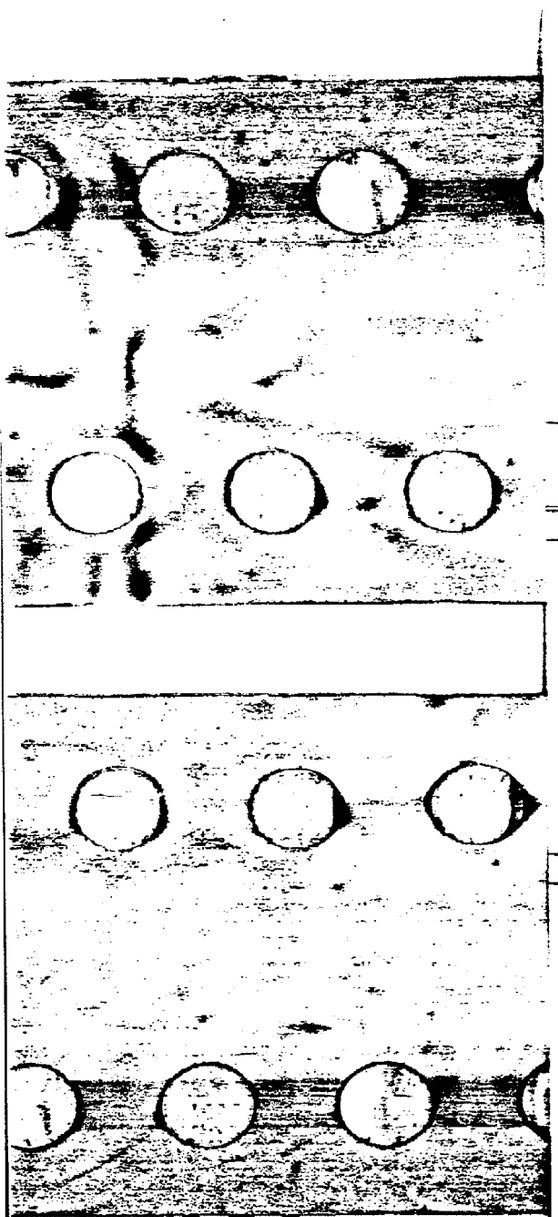
EXHIBIT A

Being Lot No. 2 on the Plan of Resubdivision of Edgehill Estates, Section 69, of record in Book 4715, Page 28, Register's Office for said County.

Said Lot No. 2 fronts 100.0 feet on the westerly side of 8th Avenue, South and runs back 242.30 feet on the southerly line and 229.71 feet on the northerly line, to a 20 foot alley, on which it measures 98.60 feet, containing 0.53 acres, more or less.

BEING the same property conveyed to Lanny R. Mooneyham, a single person, by deed from Tennessee Teachers Credit Union of record in Book 6749, Page 484, said Register's Office.

0484 08/02 0101 03CHECK 824.00



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

RECEIVED OF _____

FOR _____

BOOK 8412 PAGE 821

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	
				220000.00
			CON TX	814.00
			PRFEE	1.00
			WDEED	9.00
			TOTAL	824.00
			CHECK	824.00
08/02/91	01		14:17 0001	0484

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

36447.

IDENTIFICATION REFERENCE

AUG 2 2 14 PM '91

FELIX Z WILSON REGISTER
DAVIDSON COUNTY TN

No. 447078