SUCCESSOR TRUSTEE'S DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Dominion Asset Management in Tennessee, Inc. 150 Fourth Avenue North Nashville, Tenn. 37219	New Owner	82-3-229
This instrument prepared by: Boult, Cummings, Conners & Berry (CSS) P.O. Box 198062, Nashville, Tennessee 37219		

WHEREAS, Aubrey Mayhew, by Deed of Trust (the "Deed of Trust") dated January 31, 1991, transferred and conveyed to Leigh M. Bullen, Trustee, the property described in Exhibit A hereto (the "Property") the Deed of Trust being of record in Book 8309, page 409, and re-recorded in Book 8391, page 648, Register's Office for Davidson County, Tennessee); and

WHEREAS, a Successor Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust (said Appointment of Successor Trustee being of record in Book 8396, page 772, 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 Successor Trustee to foreclose the Deed of Trust; and

WHEREAS, the Successor 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 twelve o'clock (noon), August 9, 1991, at the Davidson County Courthouse, Nashville, Tennessee when and where Dominion Asset Management in Tennessee, Inc. ("Grantee"), became the last and highest bidder for cash at the price of Thirty-Three Thousand Eight Hundred and No/100 Dollars ($33,800.00).

NOW, THEREFORE, in his capacity as Successor 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, Charles S. Sanger, Successor 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 Successor Trustee, and not otherwise, has the power to convey the same.

Charles S. Sanger, as Successor 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. All matters shown on that survey dated April 25, 1990, prepared by Bruce Rainey & Associates.

3. Plan of record in Book 332, page 40, said Register's Office.

4. Any and all other prior restrictions, encumbrances, or liens of any nature.

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

Dated this 9th day of August, 1991.

Charles S. Sanger, as Successor Trustee, and not otherwise

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, JoAnn Sampe, a Notary Public in and for said County and State, the within named Charles S. Sanger, Successor 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 9th day of August, 1991.

JoAnn Sampe
Notary Public

My Commission Expires: 3/3/92

STATE OF TENNESSEE JO ANN LAMPE

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 33,800.00 .

Robert J. Earnst, Vice President
AFFIANT DAMIT, Inc.

Subscribed and sworn to before me this 9th day of August, 1991.

Kimberley J. Raymond
Notary Public

My Commission Expires: March 25, 1995

wp:jdhstdmay

EXHIBIT "A"

Land located in Davidson County, Tennessee, being part of the tract designated A. C. Webb on the plan of the Benedict Land Companies Subdivision of the Lindsley Tract of record in Plat Book 332, page 40, Register's Office, Davidson County, Tennessee, and more particularly described according to a survey by J. Bruce Rainey, Surveyor, #823 dated April 25, 1990, and known as Job. No. 900105 and more particularly described as follows:

Beginning at an existing iron pin in the west margin of Meridian Street said iron pin being 160' north of the centerline of Cleveland Street; thence S87°39'07"W 159.54' with Meridian Street Church property to an existing pipe in the east margin of a 10' alley; thence N03°09'53"W 27.07' with the east margin of said 10' alley to an existing railroad spike and iron pipe; thence S88°08'35"W 94.34' with the north margin of said 10' alley to a point; thence N02°47'19"W 88.00' in the east margin of said 10' alley to a point at the terminus of said alley in the south line of property owned by Robert O'Malley; thence N87°32'37"E 6.00' with O'Malley's south line to a point; thence N02°47'19"W 50.00' with O'Malley's east line to a point; thence N05°48'11"W 14.26' with the east line of Michael Mayhew property to an existing iron pin; thence N89°09'51"E 75.57' in the south line of said Mayhew property to an existing iron pin; thence N87°29'46"E 173.26' with the south line of property owed by the Tennessee Police Athletic League, Inc. to an existing iron pin in the west margin of Meridian Street; thence S02°47'19"E 178.60' with said west right-of-way of Meridian Street to the point of beginning, containing 0.97 acres or 42,405 square feet more or less.

Being the same property conveyed to Aubrey Mayhew by deed from Dominion Bank of Middle Tennessee, of record in Book 8309, page 405, said Register's Office.

38637

Aug 12 3 55 PM '91

RECEIVED FOR RECORD AND RECORDED IN OFFICIAL RECORDS

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8419 PAGE 98

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	33800.00
CON TX	125.06
PRFEE	1.00
WDEED	12.00
TOTAL	138.06
CHECK	138.06

08/12/91 01 15:57 0001 3057

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3863.7

RECEIVED FOR RECORD

Aug 12 3 55 PM '91

No. 449616