This instrument prepared by:
Crocker and DeSha
Attorneys at Law
Suite 2909, The Tower
611 Commerce Street
Nashville, TN 37203

BOOK 8419 PAGE 320

Address New Owner:	Send Tax Bills To:	Map/Parcel
First Union National Bank of Tennessee 333 Union Street Nashville, TN 37219	SAME	92-5-262

AUG 13 9 35 AM '91

3 8 7 2 4

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by a Deed of Trust dated February 13, 1989, executed by William P. Sutherland and wife, Susan S. Sutherland, to John H. Koch, Trustee, and of record in Book 7773, Page 892, Register's Office for Davidson County, Tennessee, the said William P. Sutherland and wife, Susan S. Sutherland, conveyed to the said Trustee the there within-described real property to secure the payment of the indebtedness described therein to First Union National Bank of Tennessee;

WHEREAS, Roy C. DeSha, Jr., was appointed Successor Trustee in said Deed of Trust by instrument of record in Book 8393, Page 992, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said indebtedness and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand upon me, Roy C. DeSha, Jr., Successor Trustee, to exercise the power of sale contained in said Deed of Trust; and

WHEREAS, I caused said property to be advertised in the Nashville Record, a newspaper published in Davidson County, Tennessee, once each week for three consecutive weeks, all in accordance with the terms of the said Deed of Trust, for sale at 11:45 a.m., C.D.T., on Friday, August 9, 1991, at the south door of the Davidson County Courthouse in Nashville, Tennessee, for cash; and

WHEREAS, the highest, last and best bid received was in the amount of $27,000.00, cash, said offer and bid having been made by First Union National Bank of Tennessee;

NOW, THEREFORE, in consideration of said sum, I, Roy C. DeSha, Jr., Successor Trustee, have bargained and sold and by these presents do transfer and convey to the said First Union National Bank of Tennessee, its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 103 on the Plan of College Hills Section IV, as of record in Book 2330, page 31, Register's Office for said County.
>
> Said Lot No. 103 fronts 58.02 feet on the north side of Clifton Avenue and runs back 130.2 feet on the west line and 129.8 feet on the east line to a dead line in the rear measuring 58 feet thereon.
>
> Being the same property conveyed to William P. Sutherland by deed from James L. Martin and wife, Willie M. Martin, of record in Book 7773, page 889, Register's Office for Davidson County, Tennessee.

This is improved property located at 3306 Clifton Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD, said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging to the said First Union National Bank of Tennessee, its successors, heirs and assigns, forever.

This conveyance is made by me as Successor Trustee of all my right, title and interest in the property as described in the within above-referenced Deeds of Trust, without warranty of any kind, and no further or otherwise.

WITNESS my hand this 12th day of August, 1991.

Roy C. DeSha, Jr.
Successor Trustee
Suite 2909, The Tower
611 Commerce Street
Nashville, TN 37203
615-726-3322

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

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

WITNESS my hand and official seal at Nashville, Tennessee, this 27 day of August, 1991.

Notary Public

My Commission Expires: 3-3-94

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $27,000.00.

Affiant

Subscribed and sworn to before me this 12th day of August, 1991.

Notary Public

My Commission Expires:

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8419 PAGE 323

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	27000.00
CON TX	99.90
PRFEE	1.00
WDEED	9.00
TOTAL	109.90
CHECK	109.90

08/13/91 01 09:36 0001 3161

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 8 7 2 4

IDENTIFICATION REFERENCE

AUG 13 9 35 AM '91

No. 449721