Box 14

BOOK 8429 PAGE 509

ADDRESS NEW OWNER:

Fidelity Federal Bank,a
Federal Savings Bank
401 Union Street
Nashville, Tennessee 37219

SEND TAX BILLS: Same.

MAP AND PARCEL NO.

Map 42-11-B-75CO
Parcel 11D-93526

*This instrument prepared by:
Denney, Lackey & Chernau
13th Floor
Third National Financial Center
424 Church Street
Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $45,000.00.

Affiant

Subscribed and sworn to before me this 27th day of August, 1991.

Notary Public
My Commission Expires: 3-8-92

42401

AUDITOR'S OFFICE
AUG 27 2 51 PM '91

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated April 17, 1989, of record in Book 7823, page 401, Register's Office for Davidson County, Tennessee, Clarissa Taylor Sloss, unmarried conveyed the property hereinafter described to Vaden Lackey, Jr., Trustee, to secure the payment of the indebtedness therein mentioned and described; and

WHEREAS, default occurred in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and the Fidelity Federal Bank, a Federal Savings Bank, the lawful owner and holder of said indebtedness, having declared all of the unpaid installments due and payable, called upon the undersigned Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property; and

WHEREAS, I, William L. Rosenberg, having been appointed Successor Trustee by instrument of record in Book 8428, page 554, said Register's Office, did give notice of the time and place of sale by publication in The Nashville Record, a newspaper published in Davidson County, Tennessee, for three consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on August 1, August 8 and August 15, 1991, respectively; and

WHEREAS, pursuant to said notice, I, the undersigned, William L. Rosenberg, Successor Trustee, did offer said property for sale at public outcry, to the highest bidder for cash, free from the statutory right or equity of redemption and homestead, on August 27, 1991 at 12:15 p.m., at the Main door of the County Courthouse in Davidson County, Tennessee; and

WHEREAS, at said sale, Fidelity Federal Bank, a Federal Savings Bank was the highest and best bidder, the amount of its bid being in the sum of Forty Five Thousand and 00/100ths ($45,000.00) Dollars, and the Fidelity Federal Bank, a Federal Savings Bank, being the holder of the indebtedness secured by said Deed of Trust, and the beneficiary of said sale, and its indebtedness together with expenses of said sale amounting to more than said bid, accordingly it is not required to pay any cash to the said Trustee;

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES:

I, William L. Rosenberg, Successor Trustee under the said Deed

of Trust of record in Book 7823, page 401, Register's Office for said County, do hereby transfer, assign, and convey unto the said Fidelity Federal Bank, a Federal Savings Bank its successors and assigns, all of the right, title and interest in and to the real property described below that is vested in me, and which I have a right to transfer, in as full and ample a manner as I, as Trustee under said Deed of Trust, can or should do but no further or otherwise.

Land in Davidson County, Tennessee, being Apartment Unit No. 257 of Heritage Village Condominiums created under Title 66, Section 22-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 4758, page 179, and amended in book 4808, page 829, Book 5102, page 383, and Book 6380, page 989, and further supplemented and amended by instrument of record in Book 6484, page 287, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth said Master Deed as supplemented and amended. Reference is hereby made to the plat of Heritage Village Condominiums set forth as Exhibit "A" of said Supplement and Amendment to the Master Deed, for a more complete identification and description of such Unit.

Being the same property conveyed to Clarissa Taylor Sloss, unmarried by deed from Fidelity Federal Savings & Loan Association of Tennessee as of record in Book 7823, Page 398, said Register's Office.

This is improved property known as: 257 Mayflower Lane
Madison, Tennessee 37115

The legal description contained herein is the same as in the previous deed.

This conveyance is made subject to any unpaid taxes; Master Deed of Heritage Village Condomimiums of record in Book 4758, page 179 and Book 4808, page 829, Register's Office for Davidson County, Tennessee; By-Laws of record in Book 4758, page 190 and amended in Book 5102, page 383 and further supplemented and amended in Book 6484, page 287 and Book 6630, page 247, said Register's Office; Sanitary Sewers and/or Storm Drainage Easement of record in Book 4460, page 110, said Register's Office; Two encroachments for utilities conveyed to the Electric Power Board of the Metro Government of Nashville and Davidson County, Tennessee by William W. Gray and wife, of record in Book 3573, page 343, said Register's Office; that portion of the subject premises lying within the boundary of any street, road or right-of-way; Storm Water Detentioin agreeement in Book 6979, page 521, said Register's Office; and all other restrictions, encumbrances or liens of any nature.

TO HAVE AND TO HOLD said tract of land, together with all the appurtenances, estate, title and interest thereto belonging to the said Fidelity Federal Bank, a Federal Savings Bank, its successors and assigns, forever.

IN WITNESS WHEREOF, the said William L. Rosenberg, Successor Trustee, has hereunto set his hand this 27th day of August, 1991.

William L. Rosenberg
Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, William L. Rosenberg, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 27th day of August, 1991.

Lee Calvert Rosenberg
Notary Public

My Commission Expires: 3/3/92

R37 08/27/91 12:15:50

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

RECEIVED OF _____

FOR _____

BOOK 8429 PAGE 511

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 45000.00
CON TX 166.50
PRFEE 1.00
WDEED 6.00
TOTAL 173.50
CHECK 173.50

08/27/91 01 14:54 0001 7437

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4.24 0 1

TENNESSEE

AUG 27 2 51 PM '91

No. 453924