Box 14

BOOK 8429 PAGE 512

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 104-G-A75
Parcel 26W-09687

*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 $50,000.00.

Affiant

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

Notary Public
My Commission Expires: 2/3/92

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated February 1, 1988, of record in Book 7461, page 385, Register's Office for Davidson County, Tennessee, William E. Rankin, Jr., 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 8399, page 115, 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 12:10 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 Fifty Thousand and 00/100ths ($50,000.00) 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 7461, page 385, 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.

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 801A on the Plan of Continental Condos. as of record in Book 5200, page 399, as amended in Book 6135, page 788, second amendment to plat and Master Deed Book 6435, page 549, said Register's Office to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to William E. Rankin, Jr. unmarried by deed from Fidelity Federal Savings & Loan Association of Tennessee as of record in Book 7461, page 382, said Register's Office.

This is improved property known as: 3415 West End Avenue #801A
Nashville, Tennessee 37203

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

This conveyance is made subject to any unpaid taxes; the Plan of record in Book 5200, page 399, Register's Office for Davidson County, Tennessee; Master Deed of record in Book 5862, page 589, said Register's Office; By-Laws of record in Book 5862, page 626, amended in Book 6135, page 788 and further amended in Book 6435, page 549, said Register's Office; Overhang Easement of record in Book 4825, page 592, said Register's Office; Survey made by Charles S. Hoseley, Jr., dated November 30, 1979, reveals an encroachment of a 20 foot wide carport over Alley 803;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.

Successor Trustee

4202 RECEIVED 2 51 PM '91

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.

Notary Public

My Commission Expires: 3/3/92

08/27/91 03CHECK 192.00

OFFICIAL RECEIPT

FELIX Z WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8429 PAGE 514

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	50000.00
			CON TX	185.00
			PRFEE	1.00
			WDEED	6.00
			TOTAL	192.00
			CHECK	192.00
08/27/91	01	14:54	0001	7438

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

42402

IDENTIFICATION

Aug 27 2 51 PM '91

No. 453925