Box 43

BOOK 8441 PAGE 737

SUBSTITUTE TRUSTEE'S DEED

This indenture made and entered into on this 5th day of September, 1991, by and between Richard D. Taylor, Substitute Trustee, of Nashville, Davidson County, Tennessee, Party of the First Part, and the United States Small Business Administration, Party of the Second Part.

W I T N E S S E T H:

WHEREAS, by Deed of Trust dated March 3, 1989, and recorded in Book 7785, page 750, Register's Office, Davidson County, Tennessee, Richard Militana and wife, Diana K. Militana, conveyed to Edwin W. Moats, Jr., Trustee, the hereinafter described property to secure guaranty of payment of a Promissory Note payable to Metropolitan Federal Savings and Loan Association, Nashville, Tennessee, in the original principal sum of FOUR HUNDRED FIFTY THOUSAND AND NO/100 ($450,000.00) Dollars; and

WHEREAS, by Assignment dated May 3, 1989, the aforesaid Deed of Trust was assigned to Small Business Administration; said Assignment being recorded in Book 8347, Page 778, Register's Office, Davidson County, Tennessee; and

WHEREAS, Small Business Administration, the owner and holder of the indebtedness due thereon, appointed Richard D. Taylor as Substitute Trustee, which appointment is dated July 8, 1991, and recorded in Book 8399, Page 938, Register's Office, Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said principal Note and the holder thereof has directed First Party to advertise and sell said property in satisfaction of said indebtedness and the costs of foreclosure in accordance with the terms and provisions of the said Promissory Note, Guaranty and Deed of Trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms of said Note, Guaranty and Deed of Trust, notice of same and place of said sale being published in the

Nashville Business Journal, on July 29, August 5, 12 and 19, 1991; and

WHEREAS, pursuant to said notice, First Party did offer said property for sale on the premises located at 141 Belle Forest Circle, Nashville, Tennessee on August 28, 1991, at or about 12:00 o'clock Noon and the United States Small Business Administration, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Two Hundred Thousand and 00/100 ($200,000.00)----------Dollars and said sum of said bid having been paid, the receipt of which is hereby acknowledged.

NOW, THEREFORE, for and in consideration of the premises, Party of the First Part has this day bargained and sold and does hereby transfer and convey unto the Party of the Second Part, the following-described real property situated in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 4, on the Plan of Bellevue Center, Section 3, as shown on plat of reocrd in Plat Book 5200, page 103, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more part'cular description.
>
> Being the same property conveyed to Richard Militana by Warranty Deed from Source Video Distribution Co., Inc., a Tennessee corporation, of record in Book 7648, Page 132, Register's Office for Davidson County, Tennessee.
>
> Said proeprty is known as 141 Belle Forest Circle, Nashville, Davidson County, Tennessee.

To have and to hold said property to the said Party of the Second Part (his-her heirs and assigns) (its successors and assigns), forever, and in bar of all equity or right of redemption, homestead and dower, subject to validly liened ad valorem taxes.

And I, Richard D. Taylor, Substitute Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend the title to said property only as to such title coming through or by me to the said Party of the Second Part (his-her heirs and assigns) (its successors and assigns), against the lawful claims of all persons whomsoever.

Richard D. Taylor
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Tracy L. Arrington, a Notary Public in and for the said County and State, the within named Richard D. Taylor, Substitute Trustee, the bargainor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 5th day of September, 1991.

Tracy L. Arrington
NOTARY PUBLIC

MY COMMISSION EXPIRES:
10-9-91

THIS INSTRUMENT PREPARED BY:

Richard D. Taylor
Attorney at Law
One Union Street
P.O. Box 198169
Nashville, TN 37219-8169
(615) 244-5361

46586

SEP 12 3 05 PM '91

0461 09/12 0101 03CHECK 9.00