Bx 14

BOOK 8471 PAGE 404

ADDRESS NEW OWNER:

Mr. B. F. Carney
2234 Brandywood Drive
Murfreesboro, Tennessee 37130

SEND TAX BILLS: Same.

MAP AND PARCEL NO.
075-06-154
04D-91753

*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 $120,000.00.

Affiant

Subscribed and sworn to before me this 25th day of October, 1991.

Notary Public
My Commission Expires: 3/3/92

5.7.085

IDENTIFICATION

Oct 25 2 27 PM '91

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated December 23, 1988, of record in Book 7736, page 538, Register's Office for Davidson County, Tennessee, Robert K. Sharp and wife, Patricia W. Sharp conveyed the property hereinafter described to Peter Weiss, 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 B.F. Carney, 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, Peter Weiss, Trustee 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 October 3, October 10 and October 17, respectively; and

WHEREAS, pursuant to said notice, I, the undersigned, Peter Weiss, 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 October 25, 1991 at 12:05 PM, at the Main door of the County Courthouse in Davidson County, Tennessee; and

WHEREAS, at said sale, B.F. Carney was the highest and best bidder, the amount of his bid being in the sum of One Hundred Twenty Thousand and 00/100ths ($120,000.00) Dollars, and B.F. Carney, 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, Peter Weiss, Trustee under the said Deed of Trust of record in Book 7736, page 538, Register's Office for said County, do hereby transfer, assign, and convey unto the said B.F. Carney 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 the 4th Civil District of Davidson County, Tennessee, and being described as follows:

TRACT I:
Beginning in the center of the Lebanon Road in the southerly line of the Hermitage tract of land, as the same was processioned by the State of Tennessee in Book 55, Page 389, Register's Office for said County, said tract of land West of said road, now known as the Soldier's Home; thence, with the center of said road, South 34 1/2 degrees West 9.25 poles to the northeast corner of the property conveyed to T.L. Baker and wife, by deed from J. M. Hays and wife, of record in Book 596, Page 176, said Register's Office, thence with said Baker's northerly line, North 88 1/2 degrees West 20.3 poles, more or less, to said Baker's northwest corner; thence, northwardly 7.875 poles to a stake in the southerly line of the Soldiers Home tract; thence, with said line, South 88 1/2 degrees East 25.2 poles to the beginning, containing 1 acres, more or less.

TRACT II:
Beginning at a fence post in the southwest corner of the property conveyed to B.F. Carney and wife, Laura Mae Carney, from Louis Anderson Moss of record in Book 1512, Page 193, Register's Office for Davidson County, Tennessee; thence North 88 degrees 40 minutes West 176 feet to an iron pin; thence, North 1 degrees 27 minutes West 129.4 feet to an iron pin; thence, South 88 degrees 40 minutes East 176 feet to fence post; thence, in a southerly direction 129.4 feet to the point of beginning.

BEING the same property conveyed to Robert K. Sharp and wife, Patricia W. Sharp. as tenants by the entirety, by deed from B.F. Carney of record in Book 7736, page 535, Register's Office for Davidson County, Tennessee.

This is improved property known as:4352 & 4354 Lebanon Road
Hermitage, Tennessee 37076

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

This conveyance is made subject to any unpaid taxes; 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 B.F. Carney, its successors and assigns, forever.

IN WITNESS WHEREOF, the said Peter Weiss, Trustee, has hereunto set his hand this 25th day of October, 1991.

Peter Weiss
Trustee

OCT 10/25 0101 03CHECK 451.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, Notary Public, Peter Weiss, 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 25th day of October, 1991.

Jean Calvert Rose Clinger
Notary Public

My Commission Expires: 3/8/92

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

RECEIVED OF _____

FOR _____

BOOK 8471 PAGE 406

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 120000.00
CON TX 444.00
PRFEE 1.00
WDEED 6.00
TOTAL 451.00
CHECK 451.00

10/25/91 01 14:28 0001 6053

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

5.7.085.

IDENTIFICATION REFERENCE

OCT 25 2 28 PM '91

No. 470763