Bop 14

BOOK 8493 PAGE 883

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 086-14-0-B-066CO
Parcel 04D-02308

*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 $95,489.09.

Affiant

Subscribed and sworn to before me this 22nd day of November, 1991.

Notary Public
My Commission Expires: 3/3/92

6463 NOV 25 2 35 PM '91

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated June 30, 1988, of record in Book 7593, page 786, Register's Office for Davidson County, Tennessee, Sandra J. Maassen, 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 8470, page 903, 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 October 31, November 7 and November 14, 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 November 22, 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 Ninety Five Thousand Four Hundred Eighty Nine and 09/100ths ($95,489.09) 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 7593, page 786, 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 Lot No. 114 on the Plan of Fleetwood Subdivision, Phase I, of record in Book 6900, page 465, amending Book 6900, page 225, Register's Office for Davidson County, Tennessee.

Said Lot No. 114 fronts 50.00 feet on the easterly side of Lake Drive and runs back 128.64 feet on the southerly lot line and 130.96 feet on the northerly lot line to a line in the rear which measures 50.05 feet thereon.

Being the same property conveyed to Sandra J. Maassen, unmarried by deed from Ken Lokey Homes Inc. as of record in Book 7593, page 783, said Register's Office.

This is improved property known as: 3144 Lake Drive
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; the Plan of record in Book 6900, page 465 amending Book 6900, page 225, Register's Office for Davidson County, Tennessee; Charter and By-Laws of Fleetwood, Phase I, Homeowner's Association, Inc. of record in Book 7171, page 4, said Register's Office; Declaration of Covenants, Conditions and Restrictions of Fleetwood Subdivision, Phase I, of record in Book 7170, page 987, said Register's Office; Storm Water Detention Agreement of record in Book 7109, page 408, 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 2nd day of November, 1991.

William L. Rosenberg
Successor Trustee

2358 11/25 0101 03CHECK 360.35

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 2nd day of November, 1991.

Jesse Calvert Rosenberger
Notary Public

My Commission Expires:

3/3/92

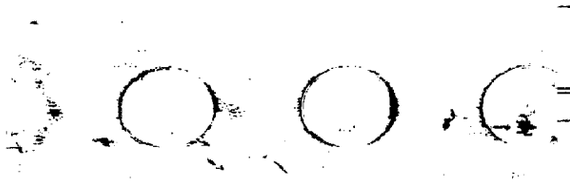
OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE



RECEIVED OF _____

FOR _____

BOOK 8493 PAGE 865



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



MAMT 95489.09
ERR CO
MAMT 95489.09-
CAMT 95489.09
CON TX 353.35
PRFEE 1.00
WDEED 6.00
TOTAL 360.35
CHECK 360.35

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

11/25/91 01 14:37 0001 2358

6.4 6.3.3

IDENTIFICATION REFERENCE

Nov 25 2 35 PM '91

No. 479422