FROM: KEVIN S. KEY, Substitute Trustee

TO: USA FINANCIAL SERVICES
2542 Lebanon Road
P.O. Box 140643
Donelson TN 37214

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Address New Owner as follows:

USA FINANCIAL SERVICES
2542 Lebanon Road
P.O. Box 140643
Donelson TN 37214

Send Tax Bills To:

Same

Map and Parcel No.

This Instrument Prepared by:

Kevin S. Key, P.O. Box 1022, Franklin, TN 37065

DEC 17 12 08 PM '91

70148

TRUSTEE'S DEED

WHEREAS, by deed of trust dated April 28, 1989, of record in Book 7829, Page 621, Register's Office for Davidson County, Tennessee (hereinafter referred to as "Deed of Trust"), Walter F. Thompson conveyed to Britt Linville Trustee, the hereinafter described real estate (hereinafter referred to as "Property"), to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust (hereinafter referred to as the "Note"), and

WHEREAS, default having occurred in the payment of the Note and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the owner and holder of the indebtedness directed Kevin S. Key, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, Kevin S. Key, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 12:00 Noon on December 6, 1991, at the front door of the Courthouse in Davidson County,

Tennessee, at public outcry, to the highest and best bidder for cash, free from the equity of redemption, homestead and dower, and all other exemptions of every kind, all of which are expressly waived in the Deed of Trust; and the advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on November 14, 21 and 28, 1991; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, USA FINANCIAL SERVICES, acting through its agent, was the highest and best bidder.

NOW, THEREFORE, the undersigned, Kevin S. Key, Substitute Trustee, pursuant to the bid of USA FINANCIAL SERVICES, acknowledges receipt of the sum of Twenty Four Thousand Ninety and 39/100 ($24,090.39) Dollars, which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto USA FINANCIAL SERVICES, a corporation organized under the laws of the State of Tennessee, its successors and assigns, the following described real estate in Davidson County, Tennessee:

> LAND in Davidson County, Tennessee, being part of Lot No. 35 on the plan of Section Two, Aldrich Heights, of record in Book 2133, Page 128, Register's Office for said County.
>
> SAID part of Lot No. 35 fronts 120.0 feet on the southerly margin of Ewing Lane and extends back 300.00 feet on the easterly line and 320.81 feet on the westerly line to a dead line in the rear, measuring 80.0 feet thereon.
>
> BEING the same property conveyed to Walter F. Thompson, unmarried by a deed from Brenda U. Burnette and husband, Edgar Lee Burnette of record in Book 5467, Page 383, Register's Office for Davidson County, Tennessee.
>
> SUBJECT to any and all unpaid taxes and any other prior claims, liens, easements, set back lines and restrictions.

TO HAVE AND TO HOLD the Property, with the appurtenances, title and interest thereto belonging to USA FINANCIAL SERVICES, its successors and assigns, forever; and Kevin S. Key, Substitute Trustee, does hereby transfer, assign and set over unto USA FINANCIAL SERVICES, all of his right, title

and interest in the said property as Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Kevin S. Key, Substitute Trustee, has executed this instrument on December 17, 1991.

KEVIN S. KEY (L.S.)
Substitute Trustee

STATE OF TENNESSEE)
)ss.
COUNTY OF ~~WILLIAMSON~~ DAVIDSON)

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On Wanda R. Patten, 1991, before me, the undersigned, a notary public within and for the state and county aforesaid, personally appeared Kevin S. Key, with whom I am personally acquainted, who upon his oath acknowledged himself to be the Substitute Trustee of ITT Financial Services, and that he, as such Substitute Trustee, being authorized to do so, executed the foregoing instrument for the purpose therein contained by signing his name as such Substitute Trustee.

Wanda R. Patten
Notary Public
My Commission Expires: 1/11/92

(SEAL)

3296 12/17 0101 03CHECK 99.17

STATE OF TENNESSEE)
)ss.
COUNTY OF ~~WILLIAMSON~~ Davidson)

The actual consideration or value, whichever is greater, for this transfer is $24,090.39.

KEVIN S. KEY

Subscribed and sworn to before me
this 17th day of December, 1991.

Wanda R. Patten
Notary Public
My Commission Expires: 1/11/92

(SEAL)

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

RECEIVED OF _____

FOR _____

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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	24090.39
CON TX	89.17
PRFEE	1.00
WDEED	9.00
TOTAL	99.17
CHECK	99.17

12/17/91 01 12:08 0001 3296

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

7.0146

IDENTIFICATION REFERENCE

Dec 17 12 08 PM '91

No. 485801