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SUBSTITUTE TRUSTEE'S DEED BOOK 8585 PAGE 787

This indenture made and entered into on this 25th day of March, 1992, by and between Richard D. Taylor, Substitute Trustee, of Nashville, Davidson County, Tennessee, Party of the First Part, and the Small Business Administration, an agency of the United States Party of the Second Part.

W I T N E S S E T H

WHEREAS, by Deed of Trust dated February 24, 1987, and recorded in Book 7163, page 711, Register's Office, Davidson County, Tennessee, Daniel W. Caldwell and wife, Debra M. Caldwell, conveyed to Michael C. Hill, Trustee, the hereinafter described property to secure payment of a Promissory Note payable to Citizens Bank, Elizabethton, Tennessee, in the original principal sum of ONE HUNDRED TWENTY-FOUR THOUSAND AND NO/100 DOLLARS ($124,000.00); and

WHEREAS, by Assignment dated November 1, 1991, the aforesaid Deed of Trust was assigned to Small Business Administration; said Assignment being recorded in Book 8498, page 200, 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 February 4, 1992, and recorded in Book 8547, page 970, 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 and Deed of Trust; and

WHEREAS, First Party did advertise said property for sale in accordance with the terms of said Note and Deed of Trust, notice of same and place of said sale being published in the The Nashville Record on February 20, 27, March 5, 12, 1992, and

WHEREAS, pursuant to said notice, First Party did offer said property for sale at the door of the Davidson County Courthouse, Nashville, Tennessee on March 25, 1992 at or about 12:00 Noon, and Small Business Administration an agency of the United States, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Fifteen Thousand and 00/100 ($15,000.00) 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 situate in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lots 11 and 13 on plan of Walnutgrove Addition as of record in Book 332, page 34, Register's Office of Davidson County, Tennessee.

Said Lots 11 and 13 front together 200.0 feet on northerly side of Cherokee Avenue and extends back 257.5 feet on west line and 270.3 feet on east line to a dead line measuring 200.0 feet thereon.

Being the same property conveyed to Daniel W. Caldwell and wife, Debra M. Caldwell, by deed from James R. Hatcher and Shelton Hatcher of record in Book 7163, page 708, Register's Office for Davidson County, Tennessee.

Said property is known as 807 and 811 Cherokee Avenue, 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, if any, which may be outstanding against the same.

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

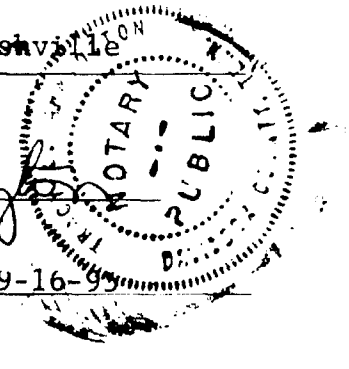
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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 office in Nashville, Tennessee, this 26th day of March, 1992.

Tracy L. Arrington
Notary Public

My Commission Expires: 9-16-95



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IDENTIFICATION REFERENCE

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DAVIDSON COUNTY, TN

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