Box 38 MJP

This Instrument Prepared By:
George E. Mudter, Jr., Attorney
25th Floor, Nashville City Center
511 Union Street
Nashville, TN 37219

Send Tax Bills to New Owner(s):
First Tennessee Bank National Association
Box 474
Memphis, TN 38101-474

Map: 173-01
Parcel: 117.00

SUBSTITUTE TRUSTEE'S DEED BOOK 8602 PAGE 473

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in that certain Deed of Trust, dated August 16, 1990, to Thomas F. Baker, IV, Trustee, executed by Garry E. Carter and wife, Peggy S. Carter, as same appears of record in Book 8177, page 827, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Thomas F. Baker, IV, as Trustee under said Deed of Trust and has nominated and appointed Marilyn Jean Patterson as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 8543, page 256, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said Marilyn Jean Patterson, Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and she is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on March 5, 1992, and subsequent insertions appearing on March 12, 1992, and March 19, 1992, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on Wednesday, April 1, 1992, at 11:00 o'clock A.M., being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to First Tennessee Bank National Association at and for the sum of Sixty-Eight Thousand Five Hundred Fifty-One and No/100 (68,551.00) Dollars, which was the highest and best bid in connection therewith; and

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by First Tennessee Bank National Association, of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Marilyn Jean Patterson, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said First Tennessee Bank National Association, its successors and assigns,

in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson, and State of Tennessee, to-wit:

> Being Lot No. 7 on the plan of Monte Carlo Estates, Section 2-C, as of record in Book 5200, page 66, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 7 fronts 68.73 feet on the southerly margin of Cedarmont Circle and fronts 89.32 feet on the easterly margin of Cedarmont Drive, said frontages being joined by a curve, having a length of 39.27 feet, and runs back, 139.76 feet on the easterly line and 107.94 feet on the southerly line, to a point of intersection.
>
> Being the same property conveyed to Garry E. Carter and wife, Peggy S. Carter by deed from Gary L. Everton and wife, Deborah J. Everton, of record in Book 8177, page 824, Register's Office for Davidson County, Tennessee.

This is improved property known as 256 Cedarmont Circle, Nashville, Tennessee.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto First Tennessee Bank National Association, its successors and assigns, in fee simple forever. The said Marilyn Jean Patterson, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under her, as such Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, Marilyn Jean Patterson, as Substitute Trustee, has executed this instrument on the 13th day of April, 1992.

Marilyn Jean Patterson
MARILYN JEAN PATTERSON
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Marilyn Jean Patterson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 13th day of April, 1992.

Vicki Q Jones
NOTARY PUBLIC

My commission expires: 9-16-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $68,551.00.

Marilyn Jean Patterson
Affiant

Sworn to and subscribed before me, this 13th day of April, 1992.

Vicki Q Jones
Notary Public

My commission expires: 9-16-95

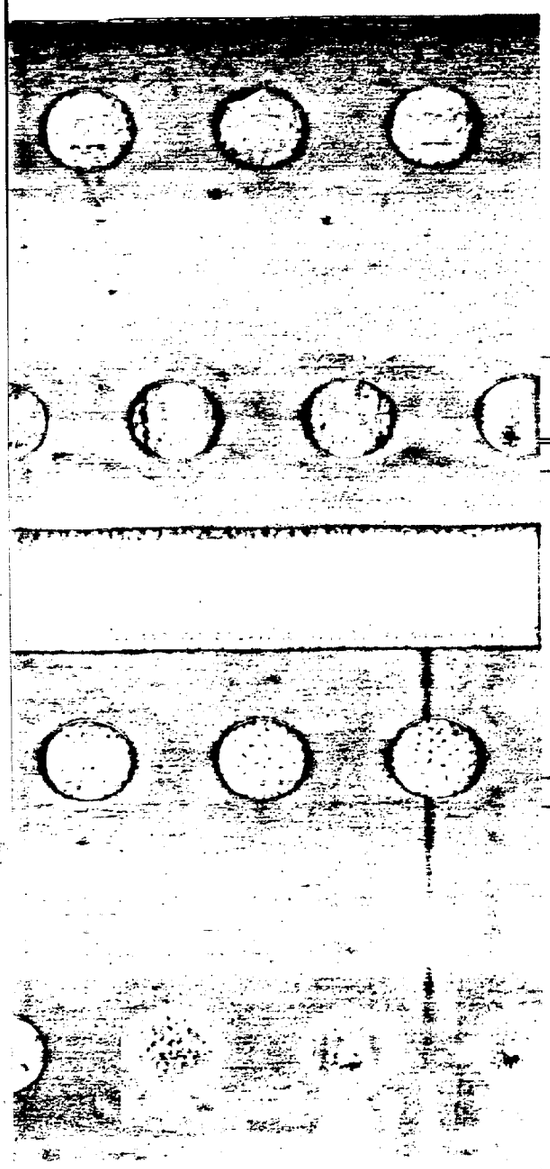
0.20.26

IDENTIFICATION REFERENCE

APR 15 2 55 PM '92

WILSON II REGISTER
DAVIDSON COUNTY, TN

0921 04/15 0101 03CHECK 263.82



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

RECEIVED OF _____

FOR _____

BOOK 8602 PAGE 476

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 68551.00
CON TX 253.82
PRFEE 1.00
WDEED 9.00
TOTAL 263.82
CHECK 263.82

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04-5782 01 14-34 0001 0921

0.2 0.2 6.

IDENTIFI REFERENCE

APR 15 2 55 PM '02

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 521776