THIS INSTRUMENT WAS PREPARED BY:
GARY D. WOOD, ATTORNEY AT LAW
701 SOUTH SIXTH STREET
NASHVILLE, TENNESSEE 37206

BOOK 8609 PAGE 686

TRUSTEE'S DEED

Address New Owner(s):

E. Mark Turner
109 Hatfield Lane
Mt. Juliet, Tennessee 37122

Send Tax Bills To:

Same

Map and Parcel Number: 72-10-276

WHEREAS, by Tennessee Deed of Trust, dated March 9, 1978, of record in Book 5265, Page 104, Register's Office of Davidson County, Tennessee, Nancy L. Blakemore, (Married), conveyed the real property commonly known as 2225 Scott Avenue, Nashville, Tennessee described on attached Exhibit "A", which is herein incorporated by reference (the "property") to Jack D. Herrington, Trustee and his successor in trust, to secure the payment of a promissory note; and

WHEREAS, the aforementioned Deed of Trust contains powers in the Trustee and his successors in trust to sell the property in the event of a default in connection with the indebtedness secured thereby; and

WHEREAS, the indebtedness was not paid in accordance with the terms of said Deed of Trust and default in the payment thereof was declared; and

WHEREAS, the holder and lawful owner of the indebtedness under said Deed of Trust duly appointed Gary D. Wood, as Substitute Trustee, in the place and stead of Jack D. Herrington, Trustee, who is vested with all the rights, powers and privileges of the Original Trustee named in said Deed of Trust, and said appointment of Substitute Trustee was duly noted in Book 6978, Page 931, Register's Office of Davidson County, Tennessee; and

WHEREAS, at the request of the lawful owner and holder of the indebtedness, the Substitute Trustee gave notice of the time and place of sale, all in accord with the Deed of Trust and the laws of Tennessee by publishing an advertisement for twenty-one

(21) consecutive days in the Nashville Record, a newspaper of general circulation, and published in Nashville, Davidson County, Tennessee, said notice being first published on April 2, 1992, and thereafter published on April 9, 1992 and April 16, 1992, with said Notice of Sale advertising the sale of the property to be held on Thursday, April 23, 1992, at 12:10 P.M.; and

WHEREAS, on Thursday, April 23, 1992 at 12:10 P.M. at the South Door of the Davidson County Courthouse in Nashville, Tennessee being the time and place fixed in said notice, the property was offered for sale at public outcry to the highest bidder for cash (or credit upon the indebtedness secured if the lawful owner and holder (or agent) thereof was the successful purchaser) and in bar of all equities of redemption, homestead, downer, and all other rights or exemptions of every kind, as provided in, but only to the extent provided in said Deed of Trust, and subject to any and all unpaid taxes that may be a lien against the property and subject to any and all other liens and all other matters which take priority over said Deed of Trust; and the Substitute Trustee having received a bid of Six Thousand Four Hundred Eighty One and No/100 Dollars ($6,481.00) which bid was the last, highest and best bid, and payment having been made by credit upon the indebtedness, the receipt of which is hereby acknowledged.

NOW THEREFORE, in consideration of the foregoing and the sum bid and paid as herein provided, I, Gary D. Wood, Substitute Trustee, do hereby bargain, sell, transfer, convey "the Property" upon the E. Mark Turner, his successors and assigns ("Grantee").

TO HAVE AND TO HOLD the property, together with the estate, title and interest and all hereditaments, easements, appurtenances and improvements thereto belonging, to the Grantee in fee simple absolute, free from homestead, dower, the equity of redemption, and all other rights or exemptions of every kind of the Grantor as provided, in said Deed of Trust, and subject only to any and all liens, easements, encumbrances, property taxes, statutory right of redemption, if any, and other matters that are prior in right to the lien of the Deed of Trust.

I, Gary D. Wood, Substitute Trustee, do hereby transfer, assign and set over unto Grantee all of the covenants and warranties contained in the Deed of Trust; and, to the extent that I am able to do so a Substitute Trustee, and subject only to the matters herein expressly reserved, I hereby warrant title to the property against the claims of all persons claiming by, through or under me as such Substitute Trustee, but no further or otherwise.

WITNESS my hand as Substitute Trustee on this the 23rd day of April, 1992.

Gary D Wood

GARY D. WOOD
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the aforementioned County and State, personally appeared Gary D. Wood, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Substitute Trustee named herein, and who further acknowledged that he as such Substitute Trustee executed the foregoing instrument (Trustee's Deed) for the purposes therein contained, by signing his name as Substitute Trustee.

WITNESS my hand and official seal at office in Nashville, Tennessee on this 23rd day of April, 1992.

Carol Jan Gentry

Notary Public

My Commission Expires: 1-27-96

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater, for this transfer is $6,481.00.

Affiant

Subscribed and sworn to before me this 23rd day of April, 1992.

Notary Public

[1176]

My Commission Expires: January 27, 1996

EXHIBIT "A"

Land in Davidson County, Tennessee, being the northerly 55 feet of the southerly 109 feet of Lot Nos. 31 and 32 on the Plan of Montgomery Heights, as of record in Book 332, page 47, Register's Office for said County.

Said part of said Lot fronts 55 feet on the east side of Scott Avenue and exends back between parallel lines 107 feet to a dead line, the northwest corner of the Lot herein described being 110 feet of the southeast intersection of Scott and Highland Avenues.

Being the same property conveyed to Nancy W. Blakemore, by deed from Mary Virginia Spann Williams, of record in Book 5116, page 805, Register's Office for Davidson County, Tennessee, and subsequently convyed to Beverly O. Ayers by deed of record in Book 8236, page 483, Register's Office for Davidson County, Tennessee.

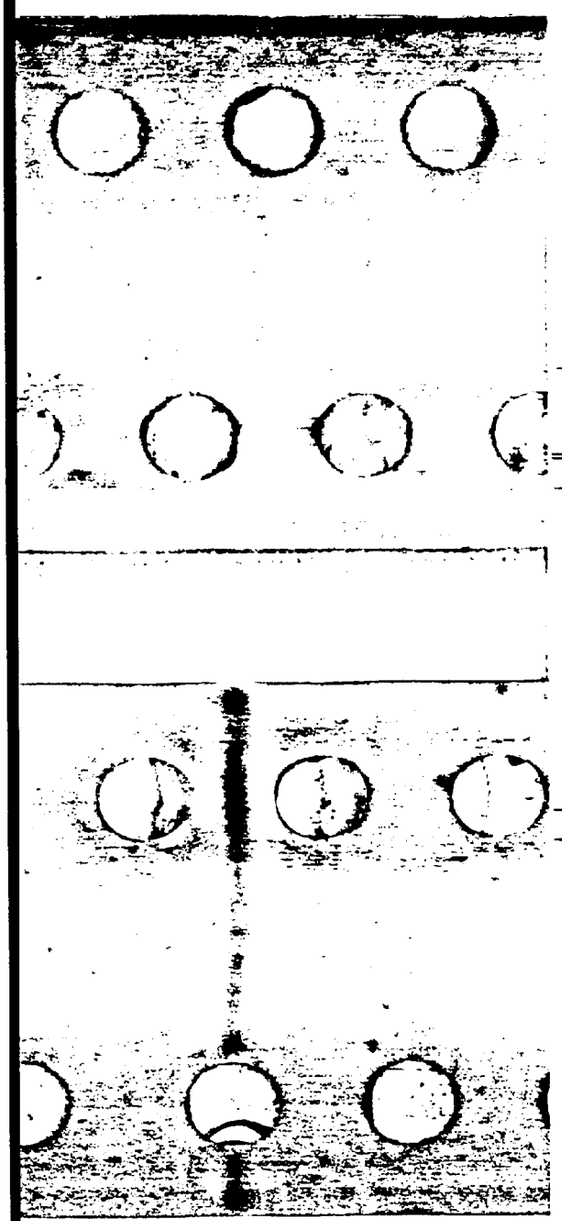
04614

IDENTIF. TREFERENCE

APR 24 12 19 PM '92

FELIX [illegible]
DAVIDSON COUNTY TN.

3853 04/24 0101 03CHECK 40.05



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8609 PAGE 691

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	6481.00
CON TX	24.05
PRFEE	1.00
WDEED	15.00
TOTAL	40.05
CHECK ANK	40.05

RECEIPT IS NOT VALID UNTIL CHECK IS PAID

04/24/92 01 12:19 0001 3853

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IDENTIF. T REFERENC

APR 24 12 19 PM '9

FELIX Z. WILSON, II
DAVIDSON COUNTY

No. 524661