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mail: THIS INSTRUMENT WAS PREPARED BY:
James W. Parnell, Attorney
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Franklin, Tennessee 37064
(615) 794-1333

SEND TAX STATEMENTS TO:
James W. Parnell
Suite 200, 130 4th Ave. S.
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TRUSTEE'S DEED

WHEREAS, on the 12th day of March, 1992, Dolly T. Peay was named Substitute Trustee by instrument of record in Trust Book 8574, Page 683, in the Register's Office of Davidson County, Tennessee, to serve in said capacity pursuant to a Deed of Trust executed on the 1st day of June, 1987, by Robert L. Batey and wife, Rita R. Batey, said Deed of Trust being executed to convey certain real estate, as hereinafter described, in trust, to secure the payment of the principal sum of Fifty Nine Thousand and 00/100 Dollars ($59,000.00), plus interest on the unpaid balance and other enumerated duties as described therein, said Deed of Trust being record in Book 7255, Page 765, in the Register's Office of Davidson County, Tennessee.

WHEREAS, Dolly T. Peay, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in her as such Substitute Trustee in said Deed of Trust, advertised the said real estate as required by law and terms of said Deed of Trust by giving more than twenty one (21) days notice by three (3) successive publications in a newspaper of general circulation in The Nashville Business Journal, Davidson County, Tennessee, on March 23, 1992, March 30, 1992, and April 6, 1992, said sale to be for cash and in bar of statutory right of redemption, equities of redemption, dower and homestead and all other exceptions as provided in said Deed of Trust.

PURSUANT to said advertisement, on the 16th day of April, 1992, at 11:00 a.m. at the front steps of the Metro Courthouse, in Nashville, Davidson County, Tennessee, she as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of hereinabove mentioned equities, as provided in said Deed of Trust, at which time Jim Parnell and wife, Judy S. Parnell, submitted the highest and best bid of $54,000.00.

NOW, THEREFORE, in consideration of the of the premises, Dolly T. Peay, Substitute Trustee, does hereby sell, transfer and convey to Jim Parnell and wife, Judy S. Parnell, their successors and assigns in

fee simple, and in bar of all equities above mentioned, the following real property, to wit:

> Land in Davidson County, Tennessee, being Lot No. 278 on the Plan of Parkwood Estates, Section II, as of record in Book 3300, page 5, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 278 front 75.0 feet on the westerly margin of Sennadale Lane and extends back 138.0 feet on the northerly line and 138.5 feet on the southerly line to a dead line in the rear on which it measures 75.0 feet.
>
> Being the same property conveyed to Don Battle, Trustee, by Deed of Trust of record in Book 7255, page 765, Register's Office of Davidson County, Tennessee, and Dolly T. Peay, Substitute Trustee by instrument of record in Book 8574, page 683, said Register's Office.

This Deed is subject to all liens and encumbrances taking priority as a matter of law or equity, including, but not limited to the matters included in the Trustee's Notice of Foreclosure Sale and these matters announced at the sale.

Dolly T. Peay, Substitute Trustee, conveys to Jim Parnell and wife, Judy S. Parnell, all the rights conveyed to her as Substitute Trustee in said Deed of Trust, including such covenants and warranties as she, as such Substitute Trustee, has lawfully made; all her actions in the premises being solely as Substitute Trustee and not otherwise, under the power vested in her under said Deed of Trust and appointment as Substitute Trustee, hereinabove referred to and not as an individual.

WITNESS my hand at Nashville, Tennessee, this the 16th day of April, 1992.

Dolly T Peay

Dolly T. Peay, Substitute Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Dolly T. Peay, with whom I am personally acquainted, and who acknowledged herself to be the Substitute Trustee with full power to make this conveyance and as such Substitute Trustee, executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of April, 1992.

NOTARY PUBLIC

My commission expires: June 24, 1994

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $54,000.00.

AFFIANT

Subscribed and sworn to before me, this the 16th day of April, 1992.

NOTARY PUBLIC

My commission expires: June 24, 1994

trustees.dee

20973

IDENTIF. TREFERENCE

JUN 22 8 30 AM '92

FELIX Z. MILLSAPS REGISTER
DAVIDSON COUNTY TN.

MAIL ENV.

3136 06/22 0101 03CHECK 209.80

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	54000.00
			CON TX	199.80
			PRFEE	1.00
			WDEED	9.00
			TOTAL	209.80
			CHECK	209.80
06/22/92		01	08:31 0001	3136

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

20973

IDENTIF. REFERENCE

JUN 22 8 30 AM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 542860