BOOK 8662 PAGE 326

This Instrument Prepared by:

Leitner, Warner, Moffitt, Williams
Dooley, Carpenter & Napolitan
2300 First American Center
Nashville, Tennessee 37238-2300

STATE OF TENNESSEE )
COUNTY OF Davidson )

The actual consideration or value, whichever is greater, for this transfer is
$ 35,700.00

Elizabeth M. Wilson
AFFIANT

Subscribed and sworn to before me, this the 26th day of June, 1992.

Julia L. Catlett
NOTARY PUBLIC

My commission expires:
1-27-96

23136

IDENTIF. TO TENNESSEE

ADDRESS NEW OWNER: Resolution Trust Corproation, Receiver for Metropolitan Federal Savings and Loan Association, F.A.
618 Grassmere Park, Suite 10
Nashville, TN 37211

SEND TAX BILLS TO: Same

MAP-PARCEL NO.: 75-11-165
4D24663

SUCCESSOR TRUSTEE'S DEED

THIS INDENTURE, made and entered into on this the 26th day of June 1992, by and between Elizabeth M. Wilson, Successor Trustee, hereinafter referred to as the "FIRST PARTY," and Resolution Trust Corporation, Receiver for Metropolitan Federal Savings and Loan Association, F.A., hereinafter referred to as the "SECOND PARTY,"

W I T N E S S E T H:

WHEREAS, on the 30th day of October, 1985, Marion Thurman and wife, Eva M. Thurman executed a deed of trust to Attorneys Title Company, Inc., Trustee, to secure the payment of a promissory note in the original principal amount of Fifty Thousand and 00/100 ($50,000.00) Dollars payable to the order of Metropolitan Federal Savings and Loan Association, (the "Note"), said Note being payable in monthly installments as set forth in said deed of trust, which is of record in Book 6723, page 267 as modified in Book 7019, page 65, Register's Office of Davidson County, Tennessee, (the "Deed of Trust"), to which reference is hereby made; and

WHEREAS, Marion Thurman and wife, Eva M. Thurman, conveyed said property to Union Financial Corporation, which assumed said indebtedness; and

WHEREAS, Union Financial Corporation conveyed said property to Gary N. Bolduc and wife, Julia K. Bolduc, who assumed said indebtedness by an agreement of record in Book 7566, page 878, Register's Office for Davidson County, Tennessee; and

WHEREAS, effective April 19, 1991, the Director of the Office of Thrift Supervision ("OTS"), Department of the Treasury, by Order Number 91-213, ordered Metropolitan Federal Bank, a Federal Savings Bank (formerly Metropolitan Federal Savings and Loan Association), Nashville, Tennessee (the "Association") closed and appointed the Resolution Trust Corporation ("RTC") Receiver for the Association; and

WHEREAS, effective April 19, 1991, the OTS, by Order Number 91-213, created and chartered a new federal mutual savings association known as Metropolitan Federal Savings and Loan Association, F.A., Nashville, Tennessee ("Metropolitan Federal").

WHEREAS, on April 19, 1991, the RTC, as Receiver for the Association, entered into a Purchase and Assumption Agreement with Metropolitan Federal whereby Metropolitan Federal acquired certain assets of the Association, including the Note and Deed of Trust described herein; and

WHEREAS, as of April 19, 1991, the OTS took possession of Metropolitan Federal and appointed the RTC as Conservator of that institution, which appointment was accepted; and

WHEREAS, on March 27, 1992, the OTS, by Order Number CIN-92-102, replaced the RTC as Conservator of Metropolitan Federal with the RTC as Receiver of Metropolitan Federal; and

WHEREAS, as a result of the execution of the above-referenced Purchase and Assumption Agreement by Metropolitan Federal and the RTC as Receiver of the Association, and the subsequent actions taken by the OTS, the RTC as Receiver of Metropolitan Federal succeeded to all right, title and interest in the Note and Deed of Trust pursuant to Section 212(d)(2) of the Financial Institutions Reform, Recovery and Enforcement Act of 1989 ("FIRREA") by reference through Section 21A(b)(4) of the Home Loan Bank Act as amended by Section 501 of FIRREA; and

WHEREAS, Attorney's Title Company, Inc. was unable to act as Trustee under said Deed of Trust and Elizabeth M. Wilson was appointed Successor Trustee by the owner and holder of said Note, which appointment is of record in Book 8638, page 706 in the Register's Office for Davidson County, Tennessee; and,

WHEREAS, default was made in the payment of said Note and the holder thereof 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 said Note and Deed of Trust; and,

WHEREAS, FIRST PARTY did advertise said property for sale in accordance with the terms and provisions of said Note and Deed of Trust, notices of the time and place of said sale being published in the Nashville Record on June 4, June 11, and June 18, 1992; and,

WHEREAS, FIRST PARTY appeared at the time and place stated and caused the said property to be sold at the front door of the Courthouse in Davidson County, Tennessee, on June 26, 1992; and,

WHEREAS, SECOND PARTY, being the highest and best bidder thereof, became the purchaser of said property at and for the sum of Thirty Five Thousand Seven Hundred and 00/100 ($35,700.00) Dollars, and said sum of said bid having been paid or credited, the receipt thereof is hereby acknowledged.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, FIRST PARTY has this day bargained and sold and does by these presents transfer and convey unto SECOND PARTY, its successors and assigns, the following described real property, situated in Davidson County, Tennessee:

> Land in Davidson County, Tennessee being Lot 87A, on the Plan of Rachel's Square, Section Two, Zone Lot Division Lots Nos. 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 103, 104, 105, 106, and 107, as shown on the plan of record in Book 6250, page 542, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Gary N. Bolduc and wife, Julia K. Bolduc by deed from Union Financial Corporation of record in Book 7566, page 875, Register's Office for Davidson County, Tennessee.

This property is located at 4316 Baton Rouge Drive, Hermitage, Tennessee 37211.

TO HAVE AND TO HOLD the aforesaid real estate unto the said SECOND PARTY, its successors and assigns, forever, and in bar of equity of redemption, homestead, dower and all other exemptions of every kind.

AND, Elizabeth M. Wilson, Successor Trustee, does further covenant and bind her successors and assigns to warrant and defend the title to said land only as to such title coming by, through or under her as trustee to the said SECOND PARTY, its successors and assigns, and not otherwise.

IN WITNESS WHEREOF, FIRST PARTY has hereunto set its signature, this the day and above written.

Elizabeth M. Wilson
Successor Trustee

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

5551 06/26 0101 03CHECK 12.00

Before me, a Notary Public, in and for the State and County aforesaid, personally appeared Elizabeth M. Wilson, Successor Trustee, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon her oath acknowledged herself to be the person who executed this instrument for the purposes therein expressed.

WITNESS my hand and seal this 26th day of June, 1992.

Julia L. Catlett
NOTARY PUBLIC

My commission expires:

1-27-96

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