Box 32

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THIS INSTRUMENT PREPARED BY: Legal Department, Seventh Floor, First American Center, Nashville, Tennessee 37237-0721

Address of New Owners:	Send Tax Statements To:	Map & Parcel:
First American National Bank c/o Sammy Ballesteros Nashville, Tennessee 37237-1051	New Owner	Map 23 Parcel 87

SUCCESSOR TRUSTEE'S DEED

WHEREAS, default occurred in the terms, conditions and payments, provided for in a Deed of Trust dated May 27, 1987, executed by Frederec B. Cothren, II and wife, Carolene M. Cothren, which is recorded in Book 7260, Page 320, Register's Office for Davidson County, Tennessee; and,

WHEREAS, Guaranty Title Company, was appointed Successor Trustee by an instrument of record in Book 8650, Page 925, Register's Office for Davidson County, Tennessee; and,

WHEREAS, the entire indebtedness was declared due and payable by the lawful holder and owner of the indebtedness secured by said Deed of Trust; and,

WHEREAS, payment not having been made as demanded, Guaranty Title Company, Successor Trustee, advertised in accordance with the provisions of said Deed of Trust that said property would be sold at 12:00 o'clock Noon, Thursday, July 9, 1992, at the front door of the Davidson County Courthouse, Nashville, Tennessee, to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower, and all other exemptions as provided in said Deed of Trust; but, subject to any and all mortgages, liens, claims and unpaid taxes that may be a lien against the property; and,

WHEREAS, an authorized representative of Guaranty Title Company, Successor Trustee, appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of Two Hundred Thirty Five Thousand Dollars ($235,000.00) by First American National Bank and said property was knocked off and sold to First American National Bank.

NOW, THEREFORE, in consideration of the premises and the sum of Two Hundred Thirty Five Thousand Dollars ($235,000.00) cash in hand paid by First American National Bank, Guaranty Title Company, Successor Trustee, has this day bargained and sold and by these presents does transfer and convey to First American National Bank, its successors and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee and described as follows:

> Land in the 10th, formerly the 22nd Civil District of Davidson County, Tennessee, described according to a copy of a survey made by Hickerson-Miller-Engineers-Surveyors, dated March 28, 1957, being a part of the John Butterworth Tract and marked "A" on said survey, and described as follows:
>
> Beginning at an iron pin in the easterly margin of Lickton Pike, being 25 feet more or less east of the center line of said Pike in a creek being the southwest corner of Tract "A" in an old tree line in the original south line of the J.R. Rosson purchase of 141.6 acres more or less; thence with the center line of said Creek, as follows; North 20 degrees 30' East 203 feet; North 56 degrees 45' East 153 feet; North 26 degrees 30' East 118 feet North 44 degrees 30' East 138 feet to a point in the south line of road in the center of said Creek, a corner of Tract "B" thence with the line between Tracts "A" and "B" along the center of said Creek, North 66

degrees 30' East 79 feet to a point; thence leaving said creek, along an old fence line, as follows: South 70 degrees East 205 feet; South 82 degrees 30' East 130 feet; South 3 degrees 30' West 480 feet to an old planted stone at a fence corner, being the original southeast corner of said Rosson purchase; thence with Rosson's original south line along old tree line, North 86 degrees West 715 feet to the point of beginning, containing 6.8 acres, more or less.

Being the same property conveyed to Frederec B. Cothren, II and wife, Carolene M. Cothren by deed from Marian Sanders, et vir Alvin B. Sanders of record in Book 6408, page 922, Register's Office for Davidson County, Tennessee.

This is improved property known as 5387 Lickton Pike, Goodlettsville, TN 37072.

This description being the same as in the last conveyance of the subject property.

And Guaranty Title Company covenants with the said First American National Bank, that it is lawfully seized and possessed of said real and personal property as Successor Trustee only, and by the terms of the above mentioned Deed of Trust, has a good right to sell and convey the same, and that the same is unencumbered, except for any and all mortgages, liens, claims and unpaid taxes that may be a lien against the said real property.

Guaranty Title Company further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to said real and personal property to First American National Bank its successors and assigns, against the lawful claims of any persons claiming by or through it as Successor Trustee, but no further or otherwise; it being its intention only to convey to First American National Bank no greater title in the subject real property than it received as Successor Trustee.

WITNESS my hand this 15th day of July, 1992.

GUARANTY TITLE COMPANY
(Successor Trustee)

By: B Anthony Saunders
B. Anthony Saunders, Vice President

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, B. Anthony Saunders, with whom I am personally acquainted, and who acknowledged himself to be Vice President of Guaranty Title Company and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by self as Vice President.

Witness my hand and seal at Nashville, Tennessee, this 15th day of July, 1992.

Carla K. Jarrell
NOTARY PUBLIC

NOTARY PUBLIC DAVIDSON CO., TENN.

My Commission Expires:
1-27-96

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $235,000.00.

B Anthony Tarwater
Affiant

Subscribed and sworn to before me, this the 15th day of July, 1992.

Carla K Jarrell
Notary Public

My Commission Expires:
1-27-96

CARLA K. JARRELL NOTARY PUBLIC DAVIDSON CO., TENN.

28213

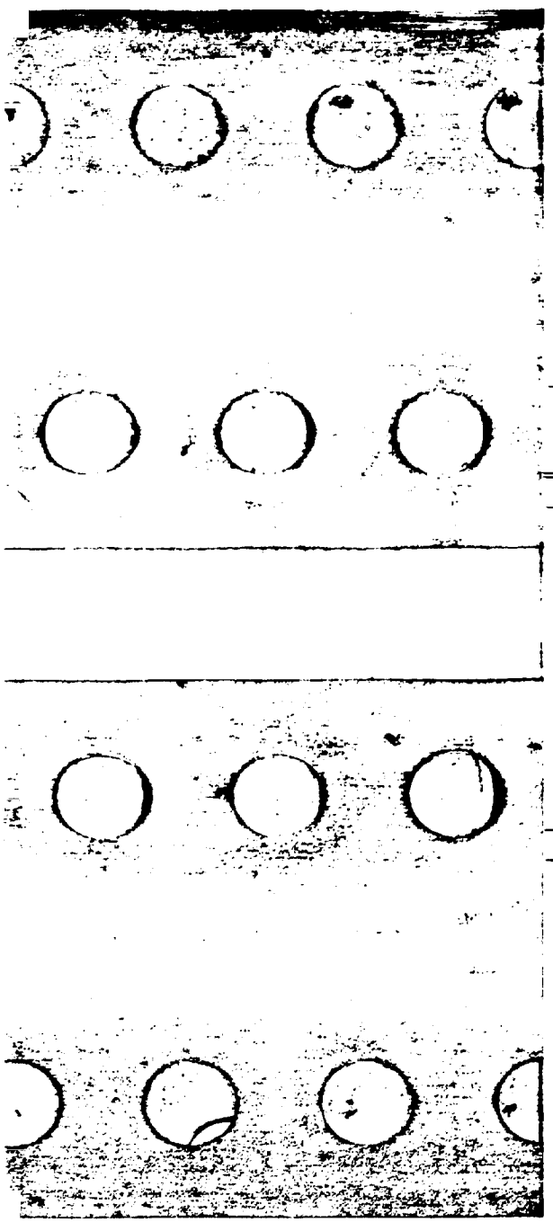
IDENTIF. TREFERENCE

JUL 16 2 50 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

5262 07/16 0101 03CHECK 882.50

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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 235000.00
				CON TX 869.50
				PRFEE 1.00
				WDEED 12.00
				TOTAL 882.50
				CHECK 882.50
07/16/92	01			14:51 0001 6262

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2 8 2 1 3

IDENTIF. REFERENCE

JUL 16 2 50 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

No. 550995