Box 43

TRUSTEE'S DEED

This instrument prepared by:
Taylor, Philbin, Pigue, Marchetti & Long
One Union Street
Nashville, Tennessee 37201

BOOK 8689 PAGE 164

Michael J. Philbin,
Successor-Trustee

to

Metropolitan Life Insurance Company
One Madison Avenue
New York, New York 10010
SEND TAX BILLS HERE
NO MORTGAGEE

Map #135-8-A
Parcel #711CO
Field Book #02DX 06471

WHEREAS, Ronald D. Smith and wife, Karen E. Smith, executed a deed of trust on the 16th day of November, 1979, which was recorded in Book 5533, Page 745, Register's Office of Davidson County, Tennessee, conveying to J. Terry Hunter, Trustee, the property hereinafter described to secure the payment of a promissory note referred to in said deed of trust; and

WHEREAS, Michael J. Philbin was appointed Successor-Trustee, said appointment being recorded in Book 8649, Page 322, Register's Office of Davidson County, Tennessee; and

WHEREAS, default occurred in the performance of the terms of said Promissory Note and/or the Deed of Trust securing the same and the noteholder in accordance with the provisions therein declared the entire indebtedness due and payable and requested the Trustee, the GRANTOR herein, advertise and sell the property; and

WHEREAS, the sale was advertised as required by law and in accordance with the terms of the Deed of Trust, by giving twenty-one (21) days notice by three (3) successive weekly publications appearing in The Nashville Record, a newspaper published and circulated in Davidson County, Tennessee; and pursuant to the advertisement, the sale was held at the time and place advertised, to-wit: July 27, 1992 at 10:00 A.M. at the front door of the courthouse in Nashville, Davidson County, Tennessee, at public outcry to the highest and best bidder for cash, borrower having waived all right of homestead exemption in and equitable and statutory redemption of the Property and Borrower having relinquished all right of dower and curtesy in the Property, all of which were expressly waived in the Deed of Trust; and

WHEREAS the GRANTEE herein, Metropolitan Life Insurance Company, being the highest and best bidder at said sale with a bid of THIRTY SEVEN THOUSAND FOUR HUNDRED TWENTY NINE AND 70/100 DOLLARS ($37,429.70), was duly declared the purchaser.

NOW, THEREFORE, in consideration of the premises and the further consideration of THIRTY SEVEN THOUSAND FOUR HUNDRED TWENTY NINE AND 70/100 DOLLARS ($37,429.70), paid by Metropolitan Life Insurance Company, the receipt of which is hereby acknowledged, I, Michael J. Philbin, Successor-Trustee, have this day bargained and sold and by these presents do hereby transfer and convey unto Metropolitan Life Insurance Company, its successors and assigns, the following tract of land situated in Davidson County, Tennessee, and more particularly described as follows, to-wit:

A certain condominium in Davidson County, State of Tennessee, described as follows, to-wit:

Unit No. 711, in Nashboro Village Nineteen Condominium, a Horizontal Property Regime, as shown on the Plat of record in Book 5200, Page 80, Register's Office for said County, to which plan reference is here made.

Being the same property conveyed to Ronald D. Smith and wife, Karen E. Smith, by deed of record in Book 5533, Page 741, and subsequently conveyed to AMC Mortgage Company, Incorporated, by deed of record in Book 6972, Page 61, the said AMC Mortgage Company, Incorporated, a Florida Corporation

having thereafter reconveyed the property to Ronald D. Smith and wife, Karen E. Smith, by Installment Deed of record in Book 6972, Page 64, the said Karen E. Smith having then conveyed her interest in said property to Ronald D. Smith by Quitclaim Deed of record in Book 8153, Page 408, said Register's Office. The property was subsequently conveyed to AMC Mortgage Company, Inc. by Trustee's Deed following foreclosure of record in Book 8433, Page 664, Register's Office for Davidson County, Tennessee.

This is improved property also known as 711 Longhunter Court, Nashville, Tennessee 37217.

TO HAVE AND TO HOLD said real estate together with the appurtenances, estate, title and interest thereunto belonging to the said Metropolitan Life Insurance Company, its successors and assigns forever as fully and completely as the Successor-Trustee can or ought to convey under the power vested in the Trustee in said Deed of Trust and his appointment as Successor-Trustee; and said Successor-Trustee, the Grantor herein, does hereby transfer and assign to Metropolitan Life Insurance Company, its successors and assigns all the warranties and covenants made in said Deed of Trust.

This conveyance is made subject to all matters shown on any applicable recorded Plan; any unpaid taxes; any restrictive covenants, easements or setback lines that may be applicable; and any prior liens or encumbrances as well as any priority created by a fixture filing; and subject to any matter that an accurate survey of the premises might disclose.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Michael J. Philbin, Successor-Trustee, has hereunto set his hand this 27th day of July, 1992.

32649

IDENTIF. REFERENCE

$30 3 33 PM '92

FOR REGISTER'S USE
DAVIDSON COUNTY TN.

Michael J. Philbin, Trustee

Michael J. Philbin,
Successor-Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Michael J. Philbin, Successor-Trustee, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 27th day of July, 1992.

Janice M. Cheng
NOTARY PUBLIC

My Commission Expires: July 27, 1996

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration of value, whichever is greater for this transfer is $37,429.70.

AFFIANT

WITNESS my hand and official seal at Nashville, Tennessee, this 27th day of July, 1992.

Janice M. Cheng
NOTARY PUBLIC

My Commission Expires: July 27, 1996

1211 07/30 0101 03CHECK 147.38

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

RECEIVED OF _____

FOR _____

BOOK 8689 PAGE 166

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 37429.70
CON TX 138.38
PRFEE 1.00
TDEED 8.00
TOTAL 147.38
CHECK 147.38

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/30/92 01 15:31 0001 1211
VOID
TDEED 8.00
WDEED 8.00
TOTAL 0.00
CHECK 0.00

07/30/92 01 15:31 0001 1212

32649

IDENTIF. TREFERENCE

JUL 30 3 33 PM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY TN.

No. 555870