Prepared By:
Walt, Dyer & James, Attorneys
One Burton Hills Blvd., #130
Nashville, TN 37215

FILE BOX 61

BOOK 8690 PAGE 35

ADDRESS OF NEW OWNER:
Resolution Trust Corp.
~~Reciever of Metropolitan~~
Fed.
~~100 Colony Square Suite~~ 2300
~~Atlanta, Ga 30361~~

SEND TAX BILLS TO:
SAME

MAP & PARCEL
34-6-23

SUBSTITUTE TRUSTEE'S DEED

THIS INSTRUMENT is made and entered into on the 31 day of July, 1992, by and between Kenneth M. Ballew, Substitute Trustee, appointed Substitute Trustee by instrument of record in Book 8666, Page 697, at the Register's Office for Davidson County, Tennessee, PARTY OF THE FIRST PART, and Resolution Trust Corportation as Receiver of Metropolitian Federal Savings and Loan Association, F.A., the GRANTEE HEREIN, THE PARTY OF THE SECOND PART.

WITNESSETH:

WHEREAS, by DEED OF TRUST dated March 3, 1986 and of record in Book 6794, Page 381, in the Register's Office for Davidson, County, Tennessee, Chattanooga Properties, a Tennessee Partnership conveyed to Glenn L. Lawrence, TRUSTEE, to secure to Metropolitan Federal Savings and Loan Association the payment of one note in the amount of Four Hundred Seventy Five Thousand & 00/100---------- $475,000.00; and as ammended and modified by instrument of record in Book 7096, page 379, said Register's Office, and;

WHEREAS, default was made in the payment of said note and the holder thereof having directed the PARTY OF THE FIRST PART to sell said property, as provided by the said DEED OF TRUST, the PARTY of THE FIRST PART did, by publication in the Nashville Record advertise the said property to be sold on this date, and pursuant to said publication, on this date, during the legal hours and at the advertised time, the PART OF THE FIRST PART offered the said property for sale at the South door of the Court House in Nashville, Davidson County, Tennessee after competitve bids, sold said property to the party of the second part

at the price of $ 227,500.00 this being the highest, last and best bid.

NOW, THEREFORE, this DEED WITNESSETH: THAT FOR AND IN CONSIDERATION OF THE SUM OF $ 227,500.00 cash in hand paid, the receipt of which is hereby acknowledged, the PARTY OF THE FIRST PART has this day bargained and sold and does hereby sell, transfer and convey unto PARTY OF THE SECOND PART, its/their successors, heirs and assigns, forever, the following described tract or tracts of land, to wit:

exhibit "A" attached hereto
is incorporated by reference

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging, unto PARTY OF THE SECOND PART, its/their successors/heirs and assigns, in fee simple, forever, but subject to any real estate taxes or rights of equity of redemption, and deeds of trust, if any.

ANY PARTY OF THE FIRST PART, as Substitute Trustee does hereby transfer, assign and set over unto PARTY OF THE SECOND PART all of the covenants and warranties contained in the aforesaid deed of trust and does hereby warrant the title as fully as he is authorized to do as trustee but not further or otherwise. WITNESS MY HAND this 31 day of July, 1992.

Kenneth M. Ballew
SUBSTITUTE 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 Kenneth M. Ballew, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 31 day of July, 1992.

NOTARY PUBLIC

My Commission Expires:
5/28/95

1573 07/31 0101 030HECK 858.75

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value for this transaction, whichever is greater, is $ 227,500.00

AFFIANT

Subscribed to or sworn to before me this 31 day of July, 1992.

NOTARY PUBLIC

My Commission Expires: 5/28/95

PREPARED BY:
Walt, Dyer & James, Attorneys
One Burton Hills Blvd.,#130
Nashville, TN 37215

3 2 9 7 2

IDENTIF. TREFERENCE

JUL 31 12 20 PM '92

FELIX [illegible] REGISTER
DAVIDSON COUNTY TN.

EXHIBIT A

LEGAL DESCRIPTION BOOK 8690 PAGE 38

Being a parcel of land lying in Davidson County, Tennessee and being bounded on the north by Spring Place Drive; on the east by Shepherd Hills Subdivision, Section 2; on the south by J. R. Conrad; on the west by Homer Tomlinson, Samuel Bender, Rivergate Surgical Associates, James Ejerett Jr. and James Pruett and being more particulary described according to a survey by Morrow & Associates, Inc. and dated September 4, 1985;

Beginning at an iron pin, a corner common with James Pruett in the south right-of-way line of Spring Branch Drive, said pin being located easterly 200 feet, more or less from the east right-of-way line of Myatt Drive;
Thence with the south right-of-way line of Spring Branch Drive, north 53 deg. 58 min. 00 sec. east, 364.36 feet to an iron pin;
Thence, on a curve to the right, the radius of which is 475.00 feet, the central angle of which is 30 deg. 44 min. 33 sec., the chord of which is north 69 deg. 20 min. 17 sec. east, 251.82 feet, along the curve distance of 254.87 feet to an iron pin;
Thence north 84 deg. 42 min. 33 sec. east, 179.83 feet to a concrete monument corner common with Lot 47, Section 2, Shepherd Hills Subdivision;
Thence with Section 2, Shepherd Hills Subdivision, the following bearings and distances;
Thence South 04 deg. 52 min. 56 sec. east, 347.23 feet;
Thence North 85 deg. 57 min. 00 sec. east, 118.90 feet;
Thence South 09 deg. 09 min. 07 sec. East, 187.22 feet;
Thence South 22 deg. 36 min. 00 sec. east, 160.50 feet;
Thence South 32 deg. 11 min. 00 sec. east, 156.20 feet;
Thence South 41 deg. 42 min. 00 sec. east, 158.20 feet;
Thence South 45 deg. 56 min. 00 sec. east, 160.40 feet;
Thence South 57 deg. 20 min. 35 sec. east, 119.84 feet;
Thence South 54 deg. 01 min. 00 sec. east, 120.20 feet to an iron pin corner common with J. R. Conrad and Lots 81 and 82 of Section 2, Shepherd Hills Subdivision;
Thence with J. R. Conrad, South 79 deg. 58 min. 00 sec. West, 272.60 feet to an iron pin corner common with Conrad and Homer Tomlinson;
Thence with Homer Tomlinson and passing a corner common with Samuel Berder, North 55 deg. 52 min. 00 sec. West, 428.10 feet to an iron pin corner common with Samuel Benler and Rivergate Surgical Associates;
Thence with Rivergate Surgical Associates, North 33 deg. 39 min. 00 sec. West, 279.80 feet to an iron pin;
Thence North 11 deg. 18 min. 00 sec. West, 157.50 feet to an iron pin;
Thence continuing with Rivergate Surgical Associates and passing a corner common with James Ejerett, Jr., North 53 deg. 02 min. 00 sec. West, 323.80 feet to an iron pin;
Thence continuing with Ejerett and passing a corner common with James Pruett, North 66 deg. 19 min. 00 sec. West, 99.10 feet to an iron pin;
Thence continuing with Pruett, North 83 deg. 25 min. 00 sec. West, 297.66 feet to the point of beginning.
Containing 10.73 acres, more or less.

Being the same property conveyed to Chattanooga Properties, a Tennessee Partnership, by deed from Hubert L. Brier and Carlyle D. Apple of record in Book 6764, page 327, Register's Office for Davidson County, Tennessee.

Also being the same property conveyed to Spring Branch Associates by Quitclaim Deed from Chattanooga Properties, of record in Book 7042, page 220, said Register's Office.

80210

JAN 5 4 17 PM '87

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 8690 PAGE 39

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
227500.00
CON TX 841.75
PRFEE 1.00
MISC 16.00
TOTAL 858.75
CASH 858.75

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

07/31/92 01 12:18 0001 1573

32972

IDENTIF. TREFERENCE

JUL 31 12 20 PM '92

FELIX Z. WILSON, II
DAVIDSON COUNTY TN.

No.556224