This Instrument was Prepared by:
KEVIN J. JONES, Attorney
LOEWENSTEIN, ZIEGLER & BUFFALOE
1800 Third National Bank Building
Nashville, Tennessee 37219

BOOK 8701 PAGE 77

ADDRESS NEW OWNER:

096-06-C
1.00

United Companies Lending Corporation
531 Metroplex Drive
Suite 101-C
Nashville, Tennessee 37211

SEND TAX BILLS:

Same

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $46,205.60

AFFIANT

Subscribed and sworn to before me this the 12th day of August, 1992.

Carolyn M. Bell
NOTARY PUBLIC

My Commission Expires: 1-22-95

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 8th day of December, 1986, Thomas M. Roberson and wife, Ella L. Roberson, executed a Deed of Trust to Joe E. Phillips, as Trustee, to secure a promissory note of even date in the amount of $52,600.00, payable to the order of United Companies Financial Corporation as fully set out in Book 7063, Page 215, Register's Office for Davidson County, Tennessee, and by Assignment of Deed of Trust of record in Book 7209, Page 93, and by Assignment of Deed of Trust in Book 8669, Page 541, said Register's Office; and,

WHEREAS, the said Joe E. Phillips, Trustee, is unable to act as Trustee under said Deed of Trust, and I have been appointed as Substitute Trustee by the owner and holder of said note by an instrument of record in Book 8670, Page 300, Register's Office for Davidson County, Tennessee; and,

WHEREAS, default was made in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and United Companies Lending Corporation, the lawful owner and holder of said indebtedness having declared all the unpaid installments due and payable, called upon the undersigned Substitute Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property;

WHEREAS, I, Robert P. Ziegler, Substitute Trustee, did give notice of the time and place of sale by publication in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, for three (3) consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on July 16, 23, and 30, 1992, respectively;

WHEREAS, pursuant to said notice, I, the undersigned, Robert P. Ziegler, as Substitute Trustee, did offer the property for sale at public outcry to the highest and best bidder for cash, subject to all restrictions of record, all unpaid taxes, and any other prior mortgages and valid liens of record on Wednesday, August 12, 1992, at 10:00 a.m. at the main front door of the Davidson County Courthouse, Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale, United Companies Lending Corporation was the highest and best bidder, the amount of its bid being in the sum of Forty Six Thousand Two Hundred Five and 60/100 ($46,205.60) dollars; and

NOW, THEREFORE, I, Robert P. Ziegler, Substitute Trustee, and pursuant to the power and authority contained in said Deed of Trust and in consideration of Forty Six Thousand Two Hundred Five and 60/100 ($46,205.60) dollars, credited and applied as payment on the note secured by the aforementioned Deed of Trust, and further credited and applied against attorney's fees, trustee's fees, and expenses incurred pursuant to said sale, do by these presents sell and transfer and convey unto United Companies Lending Corporation, its successors and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 11 on the Plan of Donelsonwood Subdivision, as of record in Book 2083, Page 26, Register's Office for said County, described as follows:
>
> Beginning at a point in the westerly margin of Donelsonwood Drive, the same being the common corner of lots 10 and 11; thence southwardly with the westerly margin of Donelsonwood Drive, 120.1 feet to a concrete marker; thence to the right around an arc having a radius of 20 feet, 37.48 feet to a concrete marker in the northerly margin of Fitzgerald Drive; thence with the northerly margin of Fitzgerald Drive, westwardly 81 feet to a concrete marker; thence northwardly 115.1 feet to a point, the same being a common corner of Lots 10 and 11; thence with the dividing line between Lots 10 and 11 eastwardly 108 feet to the point of beginning.
>
> Being the same property conveyed to Thomas M. Roberson and wife, Ella L. Roberson by deed from Ella Lee Bradshaw Hopper Roberson of record in Book 4561, Page 811, Register's Office for Davidson County, Tn, and by deed at Book 2148, Page 351, and by court decree at Book 3869, Page 937, said Register's Office.

This is improved property also known as 126 Donelsonwood Drive, Nashville, Tennessee 37214.

This conveyance is made subject to all restrictions of record, all unpaid real estate taxes, and any other prior mortgages and valid liens of record.

TO HAVE AND TO HOLD said tract of land, together with all the appurtenances, estate, title, and interest thereto belonging to the said United Companies Lending Corporation, its successors and assigns, forever.

I, Robert P. Ziegler, Substitute Trustee, under the said Deed of Trust of record in Book 7063, Page 215, Register's Office for Davidson County, Tennessee, do hereby transfer, assign, and convey unto the said United Companies Lending Corporation, its successors and assigns, all the rights, title, and interest in and to said property vested in me, and which I have a right to transfer, in as full and ample a fashion as I as Substitute Trustee under said Deed of Trust, can or should do, but not further or otherwise.

IN WITNESS WHEREOF, the said Robert P. Ziegler, Substitute Trustee, has hereto set his hand, this the 12th day of August, 1992.

ROBERT P. ZIEGLER,
SUBSTITUTE TRUSTEE
A RESIDENT OF NASHVILLE
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, the within named Robert P. Ziegler, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the foregoing instrument, as Substitute Trustee, for the purposes therein contained.

WITNESS my hand and official seal at offices in Nashville, Tennessee, this the 12th day of August, 1992.

Carolyn M. Bill
NOTARY PUBLIC

My Commission Expires:

1-22-95

3.6.4.6.6.

IDENTIFICATION REFERENCE

AUG 13 3 23 PM '92

LUX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PICK-UP

0313 08/13 0101 03CHECK 183.94

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

RECEIVED OF _____

FOR _____

BOOK 8701 PAGE 80

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 46205.60
				CON TX 170.94
				PRFEE 1.00
				WDEED 12.00
				TOTAL 183.94
				CHECK 183.94
08/13/92	01			15:25 0001 0313

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 6 4 6 5.

IDENTIFIT REFERENCE

AUG 13 3 23 PM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 560093