Owner & Real Property Tax Responsibility: Trans Financial Federal Savings 101 W. Lincoln St. Tullahoma, TN 37388	Tax Information: Map: 147-02-0A-027 Group: Parcel: Control Map:
This instrument prepared by: Vanessa A. Henry Henry & McCord 300 North Jackson St. Tullahoma, TN 37388	

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated the 29th day of October, 1987, of record in the Register's Office of Davidson County, Tennessee, in Book 7392, page 824, **CONNIE SCOTT MONROE**, conveyed to TFM, Inc, Trustee, the hereinafter described real estate to secure a certain promissory note dated the 29th day of October, 1989, executed by CONNIE SCOTT MONROE, in the amount of FIFTY FOUR THOUSAND FOUR HUNDRED FIFTY AND 00/100 DOLLARS ($54,450.00), payable to Biltmore Mortgage Company.

WHEREAS, Biltmore Mortgage Company did subsequently assign said note and deed of trust to First Federal Savings Bank of Tennessee (now TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE, as successors in interest to First Federal Savings Bank of Tennessee by Plan of Merger effective March 26, 1992) by Deed of Trust Assignment of record in Book 7424, page 824, Register's Office, Davidson County, Tennessee, and

WHEREAS, said Deed of Trust provides for the appointment of a Substitute Trustee; and by instrument of record in Book 8679, page 996, Register's Office of Davidson County, Tennessee, Vanessa A. Henry has been duly appointed Substitute Trustee; and

WHEREAS, default was made in the payment of said note and the owner and holder thereof having directed the undersigned Trustee to sell said property, as provided by said Deed of Trust, I, Vanessa A. Henry, Substitute Trustee, did cause said real estate to be advertised for sale in accordance with the terms and provisions of said Deed of Trust, advertising that said property would be sold at 11:00 o'clock a.m. on September 1, 1992 at the main door at the Courthouse in Nashville, Davidson County, Tennessee to the highest, best, and last bidder for cash, in bar of all equities of redemption, homestead, dower, and all other rights and exemptions

HENRY & McCORD
ATTORNEYS AT LAW
300 NORTH JACKSON ST.
P.O. BOX 538
TULLAHOMA, TENN.
37388

of every kind, all of said exemptions being expressly waived in said Deed of Trust but subject to the lien of all taxes assessed against subject property; and at said time and place stated in said Trustee's Notice of Sale of Real estate, and pursuant to said Deed of Trust and said notice, I, Vanessa A. Henry, Substitute Trustee, at 11:00 o'clock a.m. on September 1, 1992, offered said property for sale in front of the main door of the Courthouse in Nashville, Davidson County, Tennessee, at public outcry; and after receiving competitive bids, sold said property to TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE at the price of FIFTY FIVE THOUSAND SEVEN HUNDRED FIFTY ONE and 33/100 DOLLARS ($55,751.33) cash, this being the highest, last, and best bid.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of FIFTY FIVE THOUSAND SEVEN HUNDRED FIFTY ONE AND 33/100 DOLLARS ($55,751.33), paid by the said TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE and crediting said sum on the indebtedness secured by said Deed of Trust, I Vanessa A. Henry, Substitute Trustee, have this day bargained and sold and by these presents do hereby sell, transfer, and convey unto the said TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE, its representatives and assigns, that certain tract or parcel of land situated in Davidson County, State of Tennessee, and being more particularly described as follows:

Being Unit No. 27, Building No. C, on the plan of The Coach House, of record in Book 4675, page 107, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Connie Scott Monroe by deed from E. Ruth Reeves, of record in Book 7392, page 821, Register's Office for Davidson County, Tennessee.

The premises herein described is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act", as the same is set out in Section 66-27-101, et seq., of the Tennessee Code Annotated, as amended, and is subject to the provisions of the requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; and also including without limitation, all conditions, covenants, restrictions, options, burdens, liens, assessments, and other undertakings contained in the Master Deed Establishing a Horizontal Property Regime of The Coach House, of record in Book 4809, page 829, Register's Office for said County, and the By-Laws appended thereto of record in Book 4809, page 859, Register's Office for said County, and Amendment of record in Book 4813, page 964 and Book 5100, pages 894 and 897, Register's Office for said County.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interest thereto belonging to the said TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE, its representatives and assigns, in fee simple, forever, and in bar of all right or equity of redemption, but subject to the unpaid taxes assessed against subject property.

AND I, Vanessa A. Henry, Substitute Trustee, do hereby transfer, assign, convey and set over unto TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE all of the covenants and warranties contained in the aforesaid Deed of Trust and do hereby warrant the title to said real estate, as fully as I am authorized to do as Substitute Trustee, but no further or otherwise.

WITNESS MY HAND this the 1st day of September, 1992.

Vanessa A. Henry Trustee

VANESSA A. HENRY
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, KATHLEEN M. RENWICK, a Notary Public, Vanessa A. Henry, Trustee, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND, at office, this the 1st day of September, 1992.

Kathleen M. Renwick
NOTARY PUBLIC

My Commission Expires: 1/29/95

KATHLEEN M. RENWICK
Notary at Large
State of Tennessee
Commission Expires: January 29, 1995

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $55,751.33, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

TRANS FINANCIAL FEDERAL SAVINGS BANK OF TENNESSEE,
By: [signature], V.P.
Affiant

Subscribed and swornto beforeme this the 1st day of September, 1992.

Kathleen M. Renwick
Notary Public

My Commission Expires: 1/29/95

KATHLEEN M. RENWICK
Notary at Large
State of Tennessee
Commission Expires: January 29, 1995

4154.5.

IDENTIFICATION REFERENCE

SEP 1 11 13 AM '92

K.Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

1035 09/01 1101 02CHECK 219.46

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

RECEIVED OF _____

FOR _____

BOOK 8717 PAGE 151

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	55751.33
			CON TX	206.46
			PRFEE	1.00
			WDEED	12.00
			TOTAL	219.46
			CHECK	219.46

09/01/92 01 11:15 0001 2035

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

4154.5.

IDENTIFICATION REFERENCE

SEP 1 11 14 AM '92

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 565733