Box 38 TPS

BOOK 8741 PAGE 632

This Instrument Prepared By:
William R. O'Bryan, Attorney
25th Floor, Nashville City Center
511 Union Street
Nashville, TN 37219

Send Tax Bills to New Owner(s):
Resolution Trust Corporation
Colony Square, Building 100
Suite 2300
P. O. Box 68
Atlanta, GA 30361

Map and Parcel
75-9-274

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in that certain Deed of Trust, dated June 29, 1987, to Glenn L. Lawrence, Trustee, executed by C. Hooper Development Company as same appears of record in Book 7942, page 882, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed Glenn L. Lawrence, as Trustee under said Deed of Trust and has nominated and appointed Jean P. Shearer as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 8714, page 802, Register's Office for Davidson County, Tennessee; and

WHEREAS, the said Jean P. Shearer, Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and she is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on September 3, 1992, and subsequent insertions appearing on September 10, 1992, and September 17, 1992, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on September 25, 1992, at 11:00 o'clock A.M., being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to RESOLUTION TRUST CORPORATION, as Receiver for Metropolitan Federal Savings and Loan Association, F.A., at and for the sum of Seven Hundred Sixty Five Thousand One Hundred and No/100 ($765,100.00) Dollars, which was the highest and best bid in connection therewith; and

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by RESOLUTION TRUST CORPORATION, as Receiver for Metropolitan Federal Savings and Loan Association, F.A., of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Jean P. Shearer, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said RESOLUTION TRUST CORPORATION, as Receiver for Metropolitan Federal Savings and Loan Association, F.A., its successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson, and State of Tennessee, to-wit:

> Land lying in Davidson County, Tennessee and being Lots One, Two and Three, Section Three of the C. B. Howse Subdivision, as of record in Book 6250, page 840, Register's

Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at a concrete monument corner common with Lot 3A, Section Two, C. B. Howse Subdivision, in the east right-of-way line of Old Hickory Boulevard, said monument being the northwest corner of Lot One; thence with Lot 3A, North 72 degrees 29 minutes 47 seconds East 156.10 feet to a concrete monument corner common with Lot 3A in the West right-of-way line of Seaboard Systems Railroad, said monument being the northeast corner of Lot One; thence with the west right-of-way line of Seaboard Systems Railroad, South 17 degrees 05 minutes 07 seconds East 300.00 feet to an iron pin corner common with Lot Four in west right-of=way line of Seaboard Systems Railroad, said pin being the southeast corner of Lot Three; thence with Lot Four, South 72 degrees 29 minutes 47 seconds West 163.91 feet to an iron pin corner common with Lot Four in the east right-of-way line of Old Hickory Boulevard, said pin being the southwest corner of Lot Three; thence with the east right-of-way line of Old Hickory Boulevard the following bearings and distances: Thence North 17 degrees 30 minutes 13 seconds West 252.45 feet to a concrete monument; thence South 87 degrees 11 minutes 29 seconds East 37.05 feet to a concrete monument; thence North 17 degrees 30 minutes 13 seconds West 24.41 feet to a concrete monument; thence North 62 degrees 30 minutes 13 seconds West 35.00 feet to a concrete monument; thence North 17 degrees 30 minutes 13 seconds West 11.25 feet to the point of beginning, containing 48,209 square feet (1.11 acres) more or less.

Being the same property conveyed to Wayne B. Glasgow, Trustee, with full power, by deed from C. Hooper Development Co., Inc., a Tennessee Corporation, of record in Book 7942, page 858, Register's Office for Davidson County, Tennessee.

This is improved property known as Hermitage Crossing Shopping Center, 4700-4722 Old Hickory Boulevard, Nashville, Tennessee.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto RESOLUTION TRUST CORPORATION, as Receiver for Metropolitan Federal Savings and Loan Association, F.A., its successors and assigns, in fee simple forever. The said Jean P. Shearer, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under her, as such Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, Jean P. Shearer, as Substitute Trustee, has executed this instrument on the 25th day of September, 1992.

Jean P. Shearer

JEAN P. SHEARER
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Jean P. Shearer, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this 25th day of September, 1992.

Vicki A. Jones
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 9-16-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $765,100.00.

Jean P. Shearer
Affiant

Sworn to and subscribed before me,
this 25th day of September, 1992.

Vicki A. Jones
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My commission expires: 9-16-95

1241 09/29 0101 03CHECK 12.00

49878.

IDENTIFICATION REFERENCE

SEP 29 3 30 PM '92

DAVIDSON COUNTY, TN