PICK-UP

IDENT# REFERENCE

DEC 21 1 53 PM '92

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SUCCESSOR TRUSTEE'S DEED

This instrument prepared by:

BOOKER & JONES, P.C.
1319 Fifth Avenue North
Nashville, TN 37201

Address New Owner(s) as Follows:	Send Tax Bills To:	Map and Parcel No.:
Resolution Trust Corporation,as Receiver for Metropolitan Savings and Loan Association, F.A., c/o JCF Partners 4451-H Parliament Place Lanham, MD 20706	OWNER	104-12-277

BOOK 8820 PAGE 152

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SUCCESSOR TRUSTEE'S DEED

This instrument is made and entered into on this 21st day of December, 1992 by Susan Short Jones, Successor Trustee (hereinafter referred to as "Successor Trustee").

WHEREAS, by Deed of Trust dated the 8th day of November, 1988, of record in Book 7699, page 885, Register's Office for Davidson County, Tennessee, John L. Sisk, Jr. and wife, Gertrude N. Sisk, conveyed to Union Financial Corporation, Trustee, the hereinafter described real estate, to secure payment to Metropolitan Federal Savings and Loan Association for a certain indebtedness described in the Deed of Trust (the "Indebtedness"); and

WHEREAS, the Indebtedness became overdue and unpaid, and other conditions of default occurred, by reason of which the lawful owner and holder of the Indebtedness secured by the Deed of Trust declared the Deed of Trust to be in default and notice was given of such default to John L. Sisk, Jr. and wife, Gertrude N. Sisk, but following such notice the default was not cured; and

WHEREAS, the lawful holder of the Indebtedness, the Resolution Trust Corporation (the "RTC"), as Receiver for Metropolitan Federal Savings and Loan Association, F. A., appointed Susan Short Jones to serve as Successor Trustee in place and stead of Union Financial Corporation in accordance with the terms of the Deed of Trust by an instrument of record in Book 8762, page 566, said Register's Office; and

WHEREAS, the lawful holder of the Indebtedness, the RTC, as Receiver for Metropolitan Federal Savings and Loan Association, F. A., directed the Successor Trustee to sell the property held as security under the Deed of Trust as provided therein, and the Successor Trustee caused notice to be published in the Nashville Record that the property would be sold at 11:00 a.m. December 11, 1992, at the front door of the Davidson County Courthouse in Nashville, Tennessee, such advertisement appearing in said paper on November 12, 1992, November 19, 1992, and November 26, 1992 and a copy of such notice was sent to John L. Sisk, Jr., and wife, Gertrude N. Sisk and following such notice the default was not cured; and

WHEREAS, the Successor Trustee at the time, place and date specified in said notices offered the property for sale, and after opening the floor for competitive bids, sold said property to the Resolution Trust Corporation, as Receiver for Metropolitan Federal Savings and Loan Association, F.A., at the price of Fifty Six Thousand and Fifty Eight and 80/100 Dollars ($56,058.80) this being the highest, last and best bid.

NOW, THEREFORE, I, Susan Short Jones, Successor Trustee as aforesaid, in consideration of the premises and the sum of $56,058.80 to me in hand paid, the receipt of which is hereby acknowledged, by these presents do transfer and convey unto the Resolution Trust Corporation, as Receiver for Metropolitan Federal Savings and Loan Association F. A., its, successors and assigns (the "Grantee") all of my right, title and interest in and to the following described real estate, together with any and all improvements, fixtures, appurtenances, easements, and privileges thereunto belonging, of whatever nature or kind erected or hereinafter erected therein or thereon, but no further or otherwise, located in Davidson County, Tennessee, and more particularly described as follows, to wit:

The north part of lot No. 136 of Belmont Land Company's Plan of Lots called Belmont Heights, of record in Book 421, page 34, Register's Office for Davidson County, Tennessee, and described according to a survey made by Wm. Collier Parrish Associates dated February 10, 1961.

Said part of Lot 136 fronts 50 feet on the west side of Belmont Boulevard and extends back 182.6 feet along the south line and 178.8 feet along the north line, to an alley in the rear, on which it measures 50.17 feet. Being the same property conveyed to John L. Sisk, Jr. and wife, Gertrude N. Sisk by deed from Eugene Lewis Frazer, Jr., Marshall Gaither Frazer and Varina F. Buntin of record in Book 7699, page 882, Register's Office for Davidson County, Tennessee.

Together with any and all buildings, improvements and tenements erected on the property, all vacated alleys and streets abutting the property, and all easements, rights and appurtenances, rents, (subject however to the assignments of rents to lender herein), royalties mineral, oil and gas rights and profits, water, water rights, and water stock appurtenant to the property, and all fixtures, machinery, equipment, engines boilers, incinerators, building materials, appliances and goods of every nature whatsoever located in, or on or intended to be used in connection with the property, including, but not limited to, those for the purposes of supplying or distributing heating, cooling, electricity, gas, water, air and light; and all elevators, and related machinery and equipment, fire prevention and extinguishing apparatus, security and access control apparatus, plumbing, bath tubs, water heaters, sinks, ranges, stoves, refrigerators, dishwashers, disposals, washers, dryers, awnings, storm windows, storm doors, screens, blinds, shades, curtains and curtain rods, mirrors, cabinets, paneling, rugs, attached floor coverings, furniture, pictures, antennas, trees and plants thereunto belonging, of whatever nature or kind erected or hereinafter erected therein or thereon.

The street address of the property is 2017 Belmont Blvd., Nashville, Tennessee 37212.

The Property is being sold AS IS WHERE IS, without representations or warranties of any kind whatsoever, whether express or implied. Without limiting the foregoing, THE PROPERTY IS BEING SOLD WITHOUT ANY IMPLIED WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR USE OR PURPOSE.

To have and to hold the aforesaid real estate, together with all improvements thereon as described above, free of all rights of equitable and statutory redemption, homestead, dower, curtesy and all other exemptions of every kind, all of which were waived in the Deed of Trust, but only to the extent provided in, said Deed of Trust.

Said sale is subject to certain easements, restrictions, liens, taxes, etc., including, but not limited to the following to the extent applicable on the date hereof:

(1) Any and all unpaid real and personalty taxes, plus penalty and interest, if any. Such taxes will not be pro-rated. Grantee assumes full liability for such taxes.

(2) Any mechanics' and materialmen's liens, filed or not filed, which take priority over the Deed of Trust upon which this foreclosure sale is had.

(3) Title to that portion of the premises lying within the bounds of any roads, streets, or highways.

(4) Such prior easements, building lines, records plans and restrictions as may be applicable.

(5) Any rights of redemption or otherwise held by the Internal Revenue Service or the State of Tennessee.

(6) Rights or claims or parties in possession.

(7) Encroachments, overlaps, boundary line disputes or other matters which would be shown by an accurate survey or inspection of the premises.

(8) Any and all deeds of trust and/or fixture filings which take priority over the Deed of Trust upon which this foreclosure sale is had.

(9) Any and all other matters, including, without limitation, liens, easements, restrictions, claims, defects, encumbrances, adverse claims and other matters which take priority over the Deed of Trust under which the foreclosure was held.

WITNESS the signature of the Successor Trustee on this the day and date first above written.

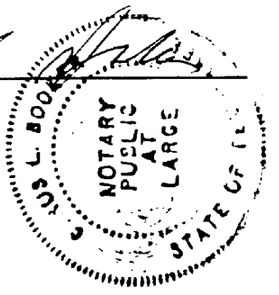
Susan Short Jones,
Successor Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Cyrus L. Booker, a Notary Public of the State and County aforesaid, personally appeared Susan Short Jones, with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the Successor Trustee, and that she as such Successor Trustee being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing her name as Successor Trustee.

Witness my hand and seal, at office in Nashville, Tennessee, this 21st day of December, 1992.

Notary Public



My Commission Expires: 1-22-95

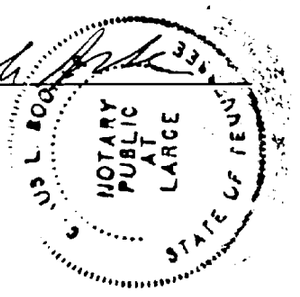
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is Fifty Six Thousand and Fifty Eight and 80/100 ($56.058.80).

Affiant

Subscribed and sworn to before me this the 21st day of December, 1992.

Notary Public



My Commission Expires: 1-22-95