THIS INSTRUMENT PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
175 East Main Street
Hendersonville, TN 37075
(615) 822-0030

Map & Parcel:
64/09/157

TRUSTEE'S DEED

WHEREAS, under a certain promissory note dated November 22, 1991, executed by MARY LOIS CUMMINGS DEAN and recorded in Book 8494, Page 981, Register's Office for Davidson County, Tennessee, the herein described property was conveyed to Phil Carlton, Trustee, to secure the indebtedness described in said promissory note, and the entire indebtedness having been declared due and payable as provided in said promissory note by the lawful owners and holders of said indebtedness, ITT FINANCIAL SERVICES; and I, Curtis M. Lincoln, having been appointed Substitute Trustee by an instrument which is of record in Book 8809, page 455, said Register's Office; and

WHEREAS, default having been made in the terms, conditions and payments made and provided for in said promissory note of record in Book 8494, Page 981, Register's Office for Davidson County, Tennessee, and ITT FINANCIAL SERVICES being the holders of said indebtedness and having declared the entire indebtedness and interest due and payable; and

WHEREAS, the lawful holder of said indebtedness having requested Curtis M. Lincoln, Substitute Trustee, to sell said property in satisfaction of said indebtedness, interest, costs and attorney's fees and all obligations as provided in said promissory note; and

WHEREAS, Curtis M. Lincoln, Substitute Trustee, did give more that twenty-one (21) days notice of the time, place and terms of said sale by advertisement in three (3) weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper on December 3, 1992, December 10, 1992, and December 17, 1992, stating that on the 4th day of January, 1993, at 11:30 a.m. at the south door of the Davidson County Courthouse in Nashville, Tennessee, said property herein after described, would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in said promissory note, and subject to any and all unpaid taxes under Tennessee law; and

WHEREAS, on the said date (January 4, 1993), said Curtis M. Lincoln, Substitute Trustee, offered said property for sale at public outcry and sold said property to ITT FINANCIAL SERVICES for Twenty Thousand Dollars ($20,000.00) which was the amount of the highest and last bid, to apply on said indebtedness, interest and all costs under said promissory note, said bid being the highest and last bid.

NOW, THEREFORE, I, Curtis M. Lincoln, Substitute Trustee, in pursuance of the power and authority contained in said promissory note, for and in consideration of the sum of the said highest, best and last bid, hereinabove set out, credited and applied as a payment on the indebtedness secured by the aforementioned promissory note, do hereby bargain and sell and by these presents do hereby transfer and convey to said ITT FINANCIAL SERVICES, its successors and assigns, as Grantee, the following described property, to wit:

> Land in Davidson County, Tennessee, begin Lot No. 47 on the Plan of Berryville, W.A. Bryan's Subdivision of the Berry Tract, Block 4, of record in Book 421, page 117, Register's Office for Davidson County, Tennessee.

Said Lot No. 47 fronts 50.0 feet on the east side of Wood Avenue and extends back 270.0 feet on the south side and 255.0 feet on the north side to an alley, on which it measures 52 1/4 feet, more or less.

Being the same property conveyed to Jerry L. Dean and wife, Mary L. Dean, by deed from John B. Hinson and Melvin Jones d/b/a Hinson and Jones Construction Company, of record in Book 4423, page 26, Register's Office for Davidson County, Tennessee and conveyed to Mary Lois Cummings Dean by final judgment of divorce from Gerald L. Dean, of record in Book 5127, page 485, Register's Office for Davidson County, Tennessee.

This property is known as 4234 Woods Street, Old Hickory, Tennessee, 37148.

The said Curtis M. Lincoln, Substitute Trustee, does hereby sell this property as Substitute Trustee under said promissory note and not otherwise.

The above-described property is sold subject to any and all unpaid taxes and encumbrances that appear of record, including building restrictions, if any.

WITNESS my hand and seal on this the 4th day of January, 1993.

Curtis M. Lincoln
CURTIS M. LINCOLN-Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SUMNER

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, Curtis M. Lincoln, Substitute Trustee, the bargainor, with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Hendersonville, Tennessee, this the 5th day of January, 1993.

Lynetta Ann Stanley
NOTARY PUBLIC

My Commission Expires: 10-17-94

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $20,000.00.

Curtis M. Lincoln
AFFIANT

Sworn to and subscribed before me on this the 5th day of January, 1993.

Lynetta Ann Stanley
NOTARY PUBLIC

My Commission Expires: 10-17-94

*Send tax bills to: ITT Financial Services
3432A Lebanon Road
Hermitage, TN 37076

80 J:5:8.

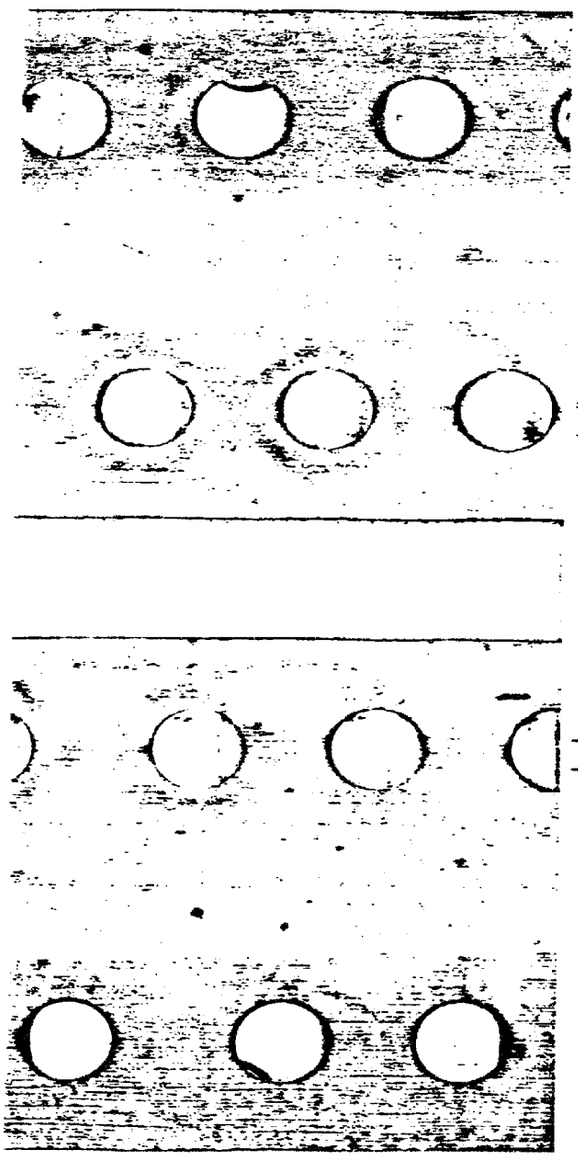
IDENTIFICATION

JAN 6 10 33 AM '93

ELVIZ WILSON REGISTER
DAVIDSON COUNTY, TN

313.6 DAVIDSON 10101 01/06/93 01:01PM CHECK

83.00



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

RECEIVED OF _____

FOR _____

BOOK 8833 PAGE 757

CO - CONVEYANCE
MO - MORTGAGE
WD - WARRANTY DEED
TD - TRUST DEED
CC - CERTIFIED COPY
REL - RELEASE
UCC - UNIFORM COMMERCIAL CODE
MISC - MISCELLANEOUS
CO TX - STATE TAX CONVEY
MO TX - STATE TAX MORT
PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 20000.00
				CON TX 74.00
				PRFEE 1.00
				WDEED 8.00
				TOTAL 83.00
				CHECK 83.00
			01/06/93 01	10:31 0001 3136

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

8.01:5.8

IDENTIFI REFERENCE

JAN 6 10 39 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 607941