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THIS INSTRUMENT PREPARED BY:
Ted A. Burkhalter, Attorney at Law
28 White Bridge Road, Suite 100
Nashville, Tennessee 37205

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $31,000.00.

Affiant

Subscribed and sworn to before me, this 17th day of Dec, 199 2, at Nashville, Tennessee.

Notary Public

My commission expires: 05/22/93

SUCCESSOR TRUSTEE'S DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
BETTY J. LEE 5039 HILLSBORO RD, #120 NASHVILLE, TN 37215	unchanged	Map 75-13 Parcel 183

WHEREAS, by Deed of Trust dated March 1, 1990, and recorded in Book 8058, page 511, Register's Office for Davidson County, Tennessee, Lois W. Smith, unmarried, conveyed to Mark H. Anderson, Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed the undersigned as Successor Trustee by instrument recorded in Book 8793, page 800, said Register's Office; and

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request of said beneficiary, the said property was advertised for sale by the undersigned in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on the 17th day of December, 1992, at the front door of the Davidson County Courthouse in Nashville, Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale, Betty J. Lee, the holder of the secured indebtedness, being the highest and

best bidder became the purchaser of said property at and for the sum of THIRTY ONE THOUSAND DOLLARS ($31,000.00).

NOW, THEREFORE, in consideration of the premises, the undersigned, Ted A. Burkhalter, as Successor Trustee, hereinafter called the Grantor, has this day bargained and sold, and does hereby transfer and convey unto Betty J. Lee, unmarried, hereinafter called the Grantee, her heirs and/or assigns, the property mentioned above and now further described as a tract of land being in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No 47 on the Plan of Hermitage Hills, Section 1, as of record in Book 2900, pages 48 and 49, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Lois W. Smith, unmarried, by deed of record in Book 8058, page 508, Register's Office for Davidson County Tennessee.

Together with and including the Improvements located on the aforesaid premises.

This conveyance is made subject to all unpaid taxes and to all other prior deeds of trust, restrictions, easements and encumbrances of record.

This is improved property known as 301 Bonnaridge Drive, Nashville, Tennessee 37076.,

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 Betty J. Lee, unmarried, in fee simple forever, to whom the said Ted A. Burkhalter, Successor Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through, or under him as such Successor Trustee, but not further or otherwise.

IN WITNESS WHEREOF, Ted A. Burkhalter as Successor Trustee, has caused this instrument to be executed this the 17th day of December, 1992.

Ted A. Burkhalter

Ted A. Burkhalter, Successor Trustee

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ted A. Burkhalter, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17th day of December, 1992.

Freda R. Swafford
Notary Public

My commission expires: Freda R.
05/22/93

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87842

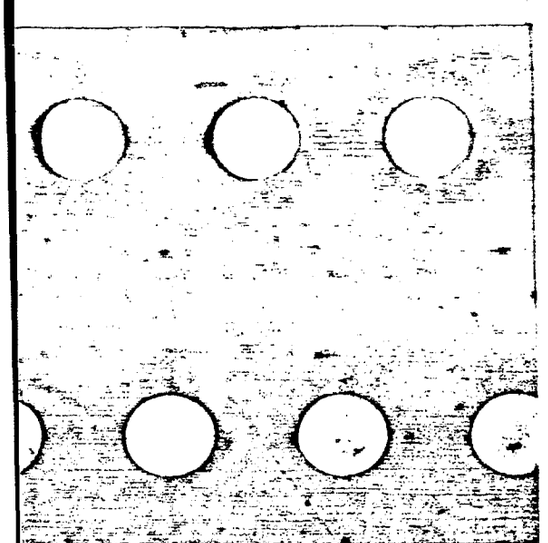
IDENTIFICATION REFERENCE

FEB 1 1 41 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

PICK-UP





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

RECEIVED OF _____

FOR _____

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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 31000.00
CON TX 114.70
PRFEE 1.00
WDEED 12.00
TOTAL 127.70
CHECK 127.70

02/01/93 01 13:39 0001 7888

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

87842

IDENTIFI REFERENCE

FEB 1 1 41 PM '93

FELIX Z. WILSON II FEE CLERK
DAVIDSON COUNTY, TN

No. 616432