Boy S

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This instrument was prepared by:
Wm Thomas McHugh
21st Floor, First American Center
Nashville, Tennessee 37238

Address New Owner: Send Tax Bills: Map-Parcel No.
82-3-53

Fidelity Financial Services, Inc. SAME
Trustee
P. O. Box 0461
Madison, TN 37116

1378 02/03 0101 03CHECK 112.90

TRUSTEE'S DEED

THIS INDENTURE, made and entered into as of the 18th day of January, 1993, by and between **Wm Thomas McHugh, Successor Trustee**, hereinafter referred to as the "First Party" and **Fidelity Financial Services, Inc., Trustee**, a Tennessee corporation, hereinafter referred to as "Second Party", whose address is P.O. Box 0461, Madison, Tennessee 37116, as Trustee for the owners and holders of certain Deed of Trust Note described in the Deed of Trust dated July 30, 1992, under and pursuant to terms of which Fidelity Financial Services, Inc., became the owner and holder of the Deed of Trust Note aforesaid.

W I T N E S S E T H:

WHEREAS, by a Trust Deed dated July 30, 1992, of record in Book 8698, page 625, Register's Office for Davidson County, Tennessee, Henry L. Davis and wife, Magnolia Davis conveyed to John H. Lowe, Trustee, certain property described therein to secure the payment of that certain Deed of Trust Note in the aggregate original principal sum of $24,083.14, and;

WHEREAS, by instrument of record in Book 8821, page 698, said Register's Office, First Party was appointed Successor Trustee under and pursuant to the Trust Deed to replace the said John H. Lowe, Trustee; and

WHEREAS, default was made in the payment of said Deed of Trust Note and the Second Party, acting as the holder of said Note, directed First Party, as Successor Trustee to advertise and sell the hereinafter described portion of said property in accordance with the terms and provisions of said Trust Deed; and,

WHEREAS, in accordance therewith, First Party did advertise said property for sale in accordance with the terms and provisions of said Trust Deed, notices of the time and place of said sale being published in The Nashville Record on December 31, 1992, January 7, 1993 and January 14, 1993. AD NO. 6293; and

WHEREAS, in accordance with said notices, First Party did offer said property for sale at the front door of the Courthouse in Davidson County, Tennessee, on Monday, January 18, 1993, at 11:00 a.m. CDT, and Second Party being the highest and best bidder thereof, became the purchaser of said property; and

WHEREAS, Second Party, as owner and holder of the debt for which said property was sold, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, with the balance of the purchase price being credited on the indebtedness secured by the Deed of Trust.

NOW THEREFORE, for and in consideration of the premises, and the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Wm Thomas McHugh, Successor Trustee, has this day bargained and sold and does by these presents transfer

and convey unto the said Fidelity Financial Services, Inc., Trustee, with full power to sell, transfer, convey, mortgage or otherwise encumber without the joinder or disclosure of any beneficiary, its successors and assigns, certain property situated in Davidson County, Tennessee, and described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 90 in Sharpe and Horn's 2nd addition to Northeast Nashville, being a subdivision of Part of Lindsley property, a plan of which subdivision is of record in Book 161, Page 53, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 90 fronts 70 feet of the easterly side of Joseph Avenue, Nashville, Tennessee, 37201.
>
> Being the same property conveyed to Henry L. Davis and wife, Magnolia S. Davis by deed from Fidelity Financial Services by Scott Ryan, Branch Manager, dated April 4, 1989, recorded April 6, 1989, in Book 7810, Page 375, Register's Office for Davidson County, Tennessee.

This is improved property known as 1017 Joseph Avenue, Nashville, Davidson County, Tennessee 37207.

THIS CONVEYANCE is made subject to any unpaid taxes which exist as a lien against said property; any liens or encumbrances not subordinate to the Trust Deed; conditions, covenants, easements, setback lines or other matters that may be applicable to the property; and any matters that an accurate survey of the property might disclose.

TO HAVE AND TO HOLD said tract of land, together with all the appurtenances, estate, title and interest thereto belonging to the said Fidelity Financial Srvices, Inc., Trustee, with full power to sell, transfer, convey, mortgage or otherwise encumber without the joinder or disclosure of any beneficiary, its successors and assigns, forever, to whom the said Wm Thomas McHugh, Successor Trustee, warrants the title to the aforesaid property against the lawful claims of all persons claiming by, through or under him as Successor Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Wm Thomas McHugh, Successor Trustee, has hereunto set his hand as of the 18th day of January, 1993.

WM THOMAS McHUGH
Successor Trustee

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned Notary Public in and for said County and State, WM THOMAS McHUGH, Successor Trustee, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this the 18th day of January, 1993.

NOTARY PUBLIC

My commission expires: 9/24/94.

PAMELA SMITH HAYES NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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The actual consideration for this transfer or value, whichever is greater is $ 27000.00.

AFFIANT Successor Trustee

Sworn to and subscribed to before me this 18th day of January, 1993.

NOTARY PUBLIC

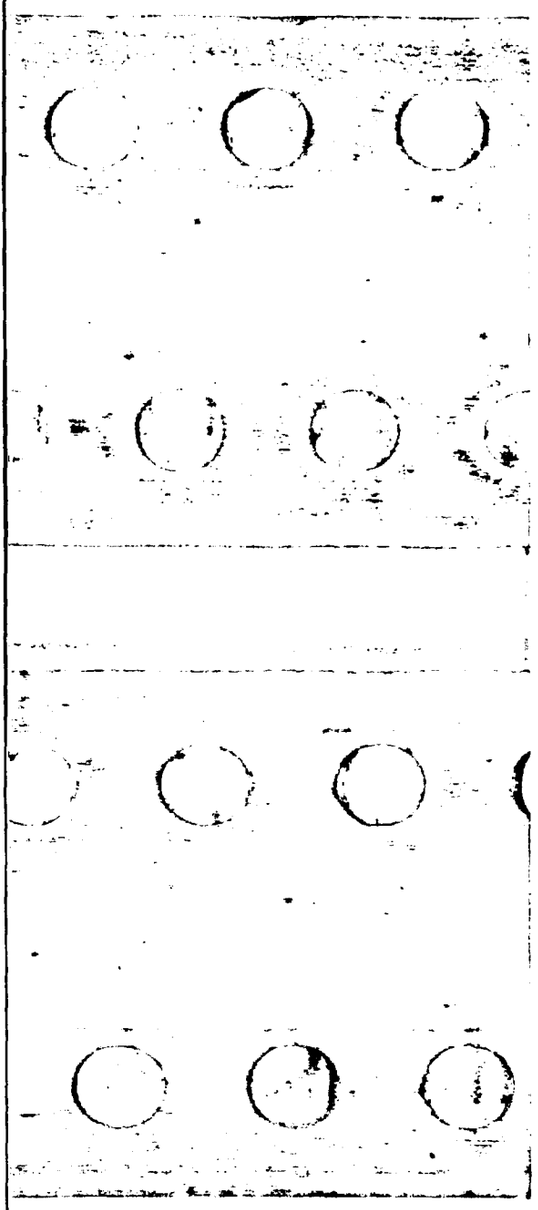
My Commission Expires: 9/24/94

9027.0.

IDENTIFICATION REFERENCE

FEB 8 8 30 AM '93

ELVIA Z. WILSON II REGISTER
DAVIDSON COUNTY, TN



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 27000.00
CON TX 99.90
PRFEE 1.00
WDEED 12.00
TOTAL 112.90
CHECK 112.90

[illegible] 01 08:29 0001 1376

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

90270.

IDENTIFICATION REFERENCE

FEB 8 8 30 AM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 619040