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BOOK 8869 PAGE 359

This Instrument Prepared by: Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville, Tennessee 37219

Send Tax Bills to:
Union Planters National Bank
P.O. Box 3137
Memphis, Tennessee 38173-0137

Map & Parcel No.
150-6-160

5483 02/19 0101 03CHECK 343.34

SUCCESSOR TRUSTEE DEED

THIS SUCCESSOR TRUSTEE DEED, made and entered into this 19th day of February, 1993, by Guilford F. Thornton, Jr., acting as Successor Trustee as hereinafter provided, to Union Planters National Bank.

W I T N E S S E T H:

WHEREAS, Mark K. Lawson and wife, Donna J. Lawson executed a certain Deed of Trust dated February 29, 1989, to Vaden Lackey, Jr., Trustee, of record in Book 7783, page 87, Register's Office for Davidson County, Tennessee, (the "Deed of Trust"), which conveyed certain real property in Davidson County, Tennessee, as more particularly described below; and

WHEREAS, by instrument dated January 7, 1993, and of record in Book 8847, page 110, Register's Office for Davidson County, Tennessee, the owner and holder of the debt secured by said Deed of Trust, Union Planters National Bank, appointed Guilford F. Thornton, Jr. as Successor Trustee in accordance with the provisions contained in said Deed of Trust; and

WHEREAS, as of January 22, 1993, at 11:00 a.m., Central Daylight Time, there were no unreleased tax liens filed by the United States or the State of Tennessee against Mark K. Lawson and wife, Donna J. Lawson in the Register's Office for Davidson County, Tennessee.

WHEREAS, default having been made by failure to comply with the terms, provisions and conditions set forth in that certain Note, dated February 21, 1989, executed by Mark K. Lawson and wife, Donna J. Lawson payable to the order of Fidelity Federal Savings & Loan Association of Tennessee (now known as Union Planters National Bank) (the "Note"), and in the Deed of Trust, which secures the

indebtedness therein described, the said indebtedness so secured being, among others the Note; and

WHEREAS, the entire indebtedness evidenced by the Note, and secured by the Deed of Trust is past due and unpaid, and payment not having been made as demanded, and the owner and holder of said indebtedness having requested said Successor Trustee to foreclose the Deed of Trust as provided therein, the Successor Trustee, after due advertisement as required by law and by the terms of the Deed of Trust offered the real property securing the Note for sale at public outcry at the front door of the Courthouse, Nashville, Davidson County, Tennessee, on the February 19, 1993 at 12:00 o'clock noon, free from all homestead, equity of redemption, statutory right of redemption, statutory right to an elective share, and all other rights or exemptions of every kind, all of which were expressly waived in said Deed of Trust, when and where Union Planters National Bank became the highest and best bidder for cash at the price of Eighty-Eight Thousand Two Hundred and 00/100ths Dollars ($88,200.00).

NOW, THEREFORE, in consideration of the premises, and of the sum of Eighty-Eight Thousand Two Hundred and 00/100ths Dollars ($88,200.00) cash in hand paid, Guilford F. Thornton, Jr. acting as Successor Trustee, has bargained and sold, and by these presents does hereby transfer, assign, and convey unto Union Planters National Bank, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 7 on the Revised Plan of West Lake Subdivision of record in Book 6250, page 250, revised Book 6250, page 785, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 7 fronts 86.98 feet on the easterly side of Wilford Pack Drive and runs back between parallel lines that measure 139.06 feet to a line in the rear which measures 86.98 feet thereon.
>
> Being the same property conveyed to Mark K. Lawson and wife, Donna J. Lawson, by deed from Fidelity Federal Savings & Loan Association of Tennessee as of record in Book 7713, page 84, said Register's Office.

Together with all the improvements erected on the property, and all easements, rights, appurtenances, rents, royalties,

mineral, oil and gas rights and profits, water rights and stock and all fixtures to the property, and together with the proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of all or any part of the property, or for conveyance in lieu of condemnation.

This is improved property also known as 2904 Wilford Pack Drive, Antioch, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Union Planters National Bank, its successors and assigns, in as full and ample a manner as the said Guilford F. Thornton, Jr., acting as Successor Trustee, has power to convey the same, but not further or otherwise.

Said property is conveyed subject to any unpaid taxes, mortgages, liens, encumbrances, easements, restrictions and other matters of record or otherwise that are prior in right to the lien of the said Deed of Trust and any redemptive rights (including redemptive rights of any taxing authority by reason of any tax liens).

IN WITNESS WHEREOF, the said Guilford F. Thornton, Jr., acting as Successor Trustee, has hereunto set his hand as of the day and year first above written.

Guilford F. Thornton, Jr.,
Successor Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, which ever is greater, for this transfer is $88,200.00.

Affiant

Sworn to and subscribed before me this 19th day of February, 1993.

Notary Public

My commission expires: 9-24-94

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, Guilford F. Thornton, Jr., Successor Trustee, the within named bargainor(s), with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of February, 1993.

Myra J. Tracy
Notary Public

My Commission Expires: 9-24-94

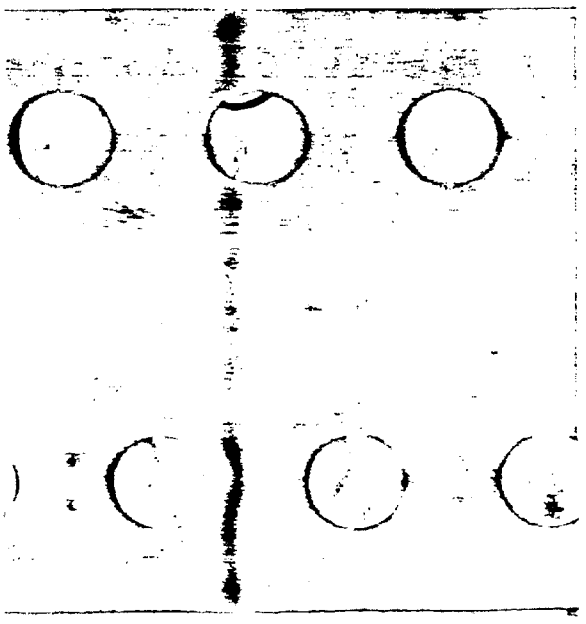
NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

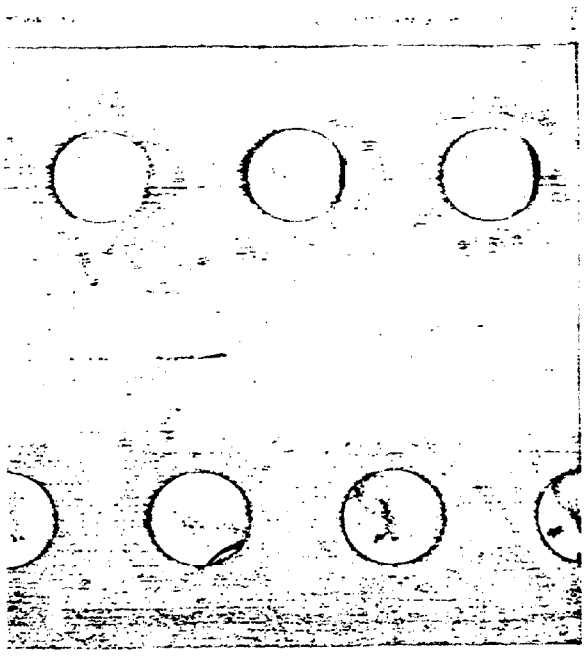
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IDENTIFICATION REFERENCE

FEB 19 3 51 PM '93

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 88200.00
CON TX 326.34
PRFEE 1.00
WDEED 16.00
TOTAL 343.34
CHECK 343.34

02/19/93 01 15:50 0001 5483

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

9.40.33

IDENTIFICATION REFERENCE

FEB 19 3 51 PM '93

[illegible]
DAVIDSON COUNTY, TN

No. 623111