Box 38

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This Instrument Prepared By:
Robert Mr. Holland, Attorney
25th Floor, Nashville City Center
511 Union Street
Nashville, TN 37219

Send Tax Bills to New Owner(s):
WES Corp, Inc.
2817 West End Avenue
Nashville, TN 37203

Map and Parcel
104-6-072

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms, and conditions, provided for in that certain Deed of Trust, dated November 18, 1982, to John B. Hardcastle, Trustee, executed by B & C Associates, as same appears of record in Book 5966, page 584, Register's Office for Davidson County, Tennessee; and

WHEREAS, the lawful owner and holder of said indebtedness has removed John B. Hardcastle, as Trustee under said Deed of Trust and has nominated and appointed Jean P. Shearer as Substitute Trustee, pursuant to the terms of said Deed of Trust, which appointment of Substitute Trustee is of record in Book 8852, page 17, Register's Office of Davidson County, Tennessee; and

WHEREAS, the said Jean P. Shearer, Substitute Trustee, is thereby vested with title to the property described in said Deed of Trust for all purposes therein contained, and she is clothed with all the powers, duties and obligations therein conferred upon the named Trustee; and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instrument; and

WHEREAS, in accordance with said request, the said real estate was advertised for sale in the The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on February 4, 1993, and subsequent insertions appearing on February 11, 1993, and February 18, 1993, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on February 26, 1993, at 11:00 o'clock A.M., being the time and at the front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above-referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to WES Corp., Inc., a Tennessee corporation at and for the sum of Seven Hundred Fifty Thousand and No/100 ($750,000.00) Dollars, which was the highest and best bid in connection therewith; and

NOW, THEREFORE, in consideration of the premises and the payment by WES Corp., Inc., a Tennessee corporation, of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Jean P. Shearer, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said WES Corp., Inc., a Tennessee corporation, its successors and assigns, in fee simple forever, the property above-mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lots Nos. 3 and 4 on the Map of Bransford Realty Company's Richland Annex, as of record in Book 332, page 153, Register's Office for Davidson County, Tennessee.
>
> Said Lots Nos. 3 and 4 front 60 feet each on the northerly side of West End Avenue and run back between parallel lines 180 feet to an alley.
>
> Being the same property conveyed to West End Square, Ltd., a Tennessee limited partnership by deeds from B & C Associates, a Tennessee general partnership composed of A & B Properties, Inc., a Tennessee corporation, George N. Spiva and Vianda Hale Hill of record in Book 6452, page 446, and

Book 8142, page 885, Register's Office for Davidson County, Tennessee.

This is improved property known as 3404 West End Avenue, Nashville, Tennessee, 37203.

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 WES Corp., Inc., a Tennessee corporation, its successors and assigns, in fee simple forever, to whom the said Jean P. Shearer, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under her, as such Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, Jean P. Shearer, as Substitute Trustee, has executed this instrument on the 26th day of February, 1993.

Jean P. Shearer
JEAN P. SHEARER
SUBSTITUTE TRUSTEE

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

[illegible] 03/15 01:01 DOC-ECK 2784.00

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jean P. Shearer, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26th day of February, 1993.

Notary Public

My Commission Expires: 9-1-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $750,000.00.

Jean P. Shearer
Affiant

Sworn to and subscribed before me,
this 26th day of February, 1993.

Notary Public

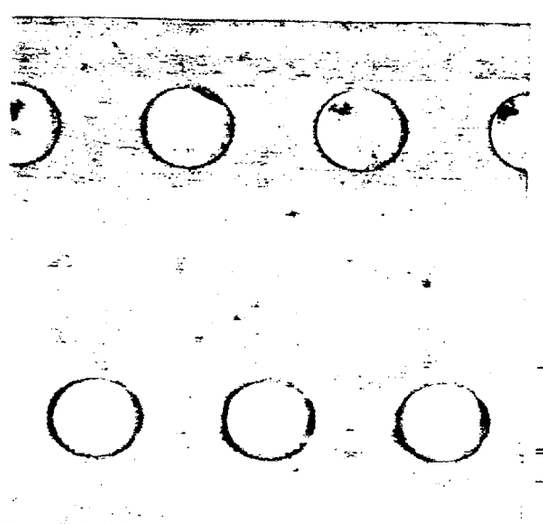
My Commission Expires: 9-16-95

[illegible] 15 3:23 PM '93

REFERENCE

0041.6

5:MJP0226933.jp



OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

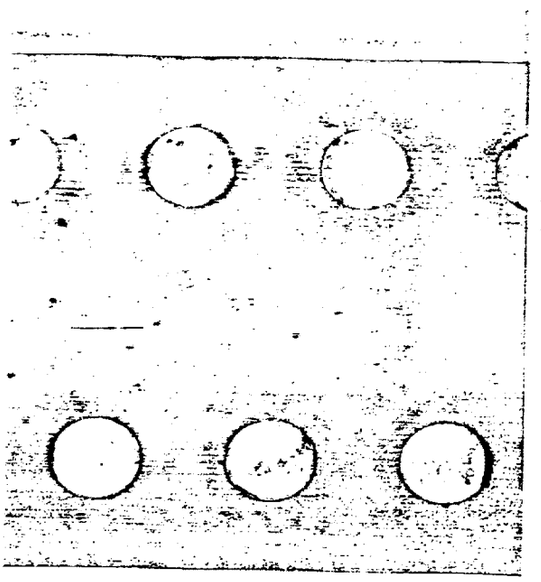
RECEIVED OF _____

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	750000.00
CON TX	2775.00
PRFEE	1.00
WDEED	8.00
TOTAL	2784.00
CHECK	2784.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 001 2570

0041.6

IDENTIFY REFERENCE

MAR 15 3 24 PM '93

DAVIDSON COUNTY, TN

No.630096