This instrument was
prepared by:
William P. Dougan
Attorney at Law
401 Davidson Road
Nashville, TN 37205

Map/Parcel No.
118 - 03 - 0/034.00

THIS IS IMPROVED
PROPERTY AT:
564 Rosedale Avenue
Nashville, TN 37211

SEND TAX BILLS TO:
First Tennessee Bank
National Association
P.O. Box 474
Memphis, TN 38101

Owner fclsd. on: Oden, Donald G.

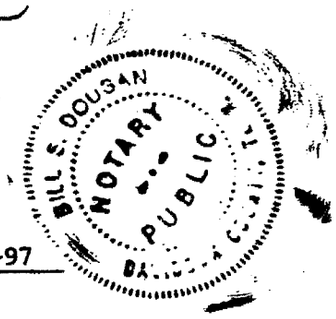
MTG. CO. FTB # 015636-4
VA # LH 310214 TN
STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value,
whichever is greater, for this
transfer is $ 32,222.26 .

William P. Dougan
Affiant

Subscribed and sworn to before me,
4th day of June , 1993.

Bill S. Dougan
Notary Public

My Commission Expires: 01-25-97



SUCCESSOR TRUSTEE'S DEED

Whereas, Donald G. Oden, a single man, executed a deed of trust on the 27th day of October, 1982, which was recorded in Book 5955, page 971, Register's Office of Davidson County, Tennessee, conveying to Ralph E. Kelly and Thomas F. Baker, IV, Trustees, the hereinafter described property to secure payment to First Tennessee Bank National Association of a promissory note fully described in the deed of trust; and

Whereas, default has occurred in the payment of said note, and pursuant to the terms and provisions of said note and said deed of trust, all of said indebtedness has been declared due and collectible, and First Tennessee Bank National Association, holder of said note, has demanded of the Successor Trustee, designated by appointment of record in Book 8908, page 522, in the Register's Office for Davidson County, Tennessee, the foreclosure of said Deed of Trust for the purpose of paying said note, interest, and costs, as therein provided.

Whereas, William P. Dougan, as Substitute Trustee, pursuant to the request of the owner of said note, under and by virtue of the powers vested in him as such Substitute Trustee, advertised the said real estate as required by the terms of said deed of trust in the Nashville Record, a newspaper published in Davidson County, Tennessee, for sale for cash in bar of the equities of redemption, dower, and homestead, and for the purpose of payment of the said note, interest, and costs, and pursuant to the said advertisement, on June 4, 1993, at the front door of the Court House in Nashville, Davidson County, Tennessee, at 10:00 A.M, local time, the

Nashville, Davidson County, Tennessee, at 10:00 A.M, local time, the said William P. Dougan, Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described, for cash in bar of the equities of redemption, dower, and homestead, as provided in said deed of trust; when First Tennessee Bank National Association, being the highest and best bidder, became the purchaser at the price of $ 32,222.26 . This being the amount of the indebtedness plus the cost of foreclosure, there is no surplus of proceeds.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, William P. Dougan, do hereby sell, transfer, and convey as Substitute Trustee, unto First Tennessee Bank National Association, its successors and assigns, in bar of the equities of redemption, dower, and homestead, the following described real estate in the County of Davidson, State of Tennessee, together with all hereditaments and appurtenances appertaining, to-wit:

Being Lot No. 3 on the plan of Melrose Heights as of record in Plat Book 1835, page 11, Register's Office of Davidson County, Tennessee, to which plan reference is made for a more complete description of said property.

BEING the same property conveyed to Donald G. Oden, by deed from John Steven Rudolph and wife Sharon Sanders Rudolph, of record in Book 5955, page 968, said Register's Office.

TO HAVE AND TO HOLD the same unto the said First Tennessee Bank National Association, its successors and assigns, forever.

William P. Dougan covenants as Substitute Trustee that he has full power and lawful authority to sell and convey the said real estate as herein set out; that the deed of trust recited that the title thereto was clear, free and unencumbered as of its date; and he will forever warrant the same against the lawful claims of any and all persons holding by, through or under him, but these covenants and warranties are by him as Substitute Trustee and not otherwise; and said property was sold and is hereby conveyed subject to all unpaid taxes, assessments and tax liens.

IN WITNESS WHEREOF, William P. Dougan, Substitute Trustee, has hereunto set his hand on this 4th day of June , 1993.

William P. Dougan
Substitute Trustee

2681.0

PICK-UP

REFERENCE!

4 JUN 93 3 30 PM

REGISTER DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 4th day of June , 1993 , before me personally appeared William P. Dougan , Substitute Trustee, to me known and acknowledged the execution of same to be his free act and deed, and for the purposes herein contained.

IN WITNESS WHEREOF I have hereunder set my hand and seal at Nashville, Tennessee.

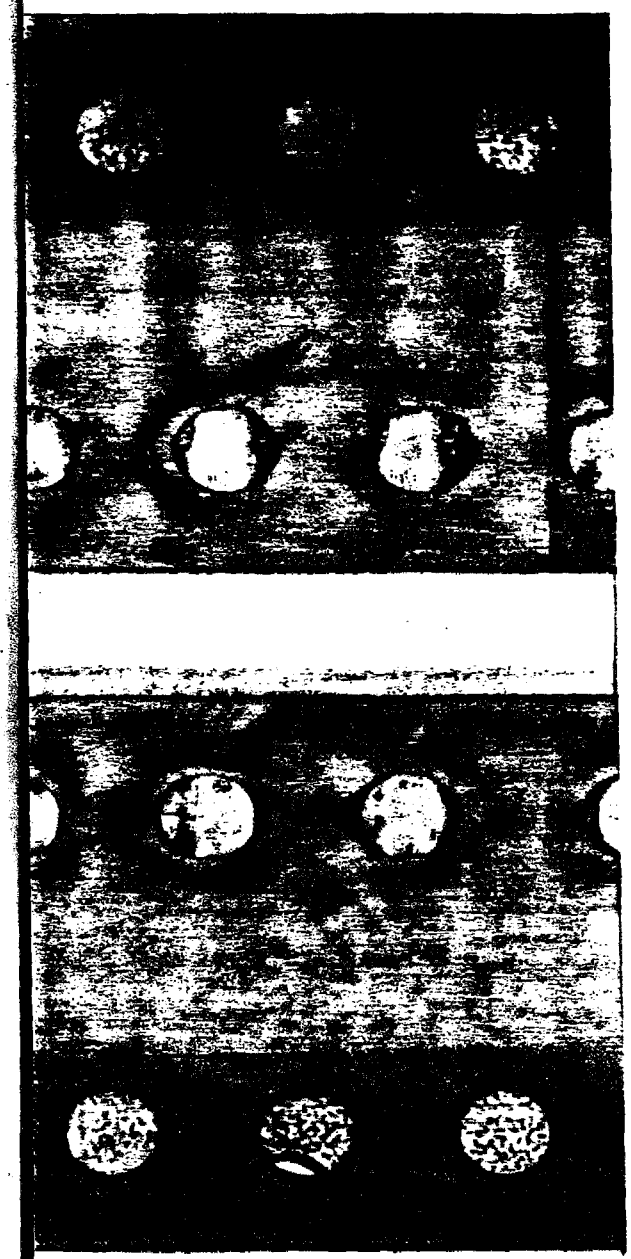
My Commission Expires:

01/25/97

Bill S. Dougan
Notary Public

BILL S. DOUGAN NOTARY PUBLIC DAVIDSON COUNTY, TN

06/04/93 0101 03CHECK 128.14



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

RECEIVED OF _____

FOR _____

BOOK 8971 PAGE 555

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	32222.26
			CON TX	119.14
			PRFEE	1.00
			WDEED	8.00
			TOTAL	128.14
			CHECK	128.14

06/04/93 01 12:30 0001 3674

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

26811.0

IDENTIFICATION REFERENCE

JUN 4 12 30 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 659010