Bk 90
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This Instrument Prepared by: Stokes & Bartholomew, P.A.
424 Church Street, Suite 2800
Nashville, Tennessee 37219

Send Tax Bills to: (New Owner)
Metmor Financial, Inc.
9225 Indian Creek Parkway, Suite 300
Overland Park, Kansas 66210

Map & Parcel No.
60-3-122

BOOK 9015 PAGE 422

SUCCESSOR TRUSTEE DEED

THIS SUCCESSOR TRUSTEE DEED, made and entered into this 9th day of July, 1993, by Guilford F. Thornton, Jr., acting as Successor Trustee as hereinafter provided, to Metmor Financial, Inc.

W I T N E S S E T H:

WHEREAS, Herbert L. Crockett, unmarried, executed a certain Deed of Trust dated July 9, 1987 to Stephen R. Joselyn, Trustee, of record in Book 7295, page 196, Register's Office for Davidson County, Tennessee, (the "Deed of Trust"), said Deed of Trust being assigned to Metmor Financial, Inc. by instrument dated August 17, 1992, of record in Book 8913, page 438, said Register's Office, which conveyed certain real property in Davidson County, Tennessee, as more particularly described below; and

WHEREAS, by instrument dated April 28, 1993 and of record in Book 8973, page 213, Register's Office for Davidson County, Tennessee, the owner and holder of the debt secured by said Deed of Trust, Metmor Financial, Inc. appointed Guilford F. Thornton, Jr. as Successor Trustee in accordance with the provisions contained in said Deed of Trust; and

WHEREAS, a Notice of Federal Tax Lien Under Internal Revenue Laws dated February 23, 1990, was filed for record on March 2, 1990, in Book 8056, page 737, Register's Office for Davidson County, Tennessee (the "Federal Tax Lien"), which Federal Tax Lien shows the taxpayer as being Herbert L. Crockett and shows total taxes in the amount of Thirty-Nine Thousand Ninety-Eight and 25/100ths Dollars ($39,098.25); and

WHEREAS, a Notice of State Tax Lien dated January 21, 1983, was filed for record on January 25, 1983, in Book 5997, page 170, Register's Office for Davidson County, Tennessee (the "State Tax

Lien"), which State Tax Lien shows the taxpayer as being Herbert L. Crockett; and

WHEREAS, default having been made by failure to comply with the terms, provisions and conditions set forth in that certain Note, dated July 9, 1987, executed by Herbert L. Crockett, unmarried, payable to the order of City Federal Savings 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 Metmor Financial, Inc., 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 July 9, 1993 at 12:00 o'clock noon, free from all equities of redemption, statutory right of redemption, homestead, dower, and all other rights or exemptions of every kind, all of which were expressly waived in said Deed of Trust, when and where Metmor Financial, Inc. became the highest and best bidder for cash at the price of Seventy-Seven Thousand Two Hundred Seventy-Four and 32/100ths Dollars ($77,274.32).

NOW, THEREFORE, in consideration of the premises, and of the sum of Seventy-Seven Thousand Two Hundred Seventy-Four and 32/100ths Dollars ($77,274.32) 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 Metmor Financial, Inc., 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. 11 on the Plan of Oak Park Subdivision, Section One as of record in Book 3600, page 84, Register's Office for said County.

Said Lot No. 11 fronts 100 feet on the south side of Oak Valley Drive and extends back 157.80 feet on the easterly line and 150.15 feet on the westerly line to a dead line in the rear measuring 100.62 feet thereon.

Being the same property conveyed to Herbert L. Crockett, by deed from Jackie Reed Holland and wife, Martha Sue Holland, of record in Book 7295, page 193, Register's Office for Davidson County, Tennessee.

Together with all the rents, issues and profits of the property and all damages, proceeds and consideration for acquisition of all or any part of the property through condemnation or exercise of the power of eminent domain.

This is improved property also known as 142 Oak Valley Drive, Nashville, Tennessee 37212.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Metmor Financial, Inc. 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 $77,274.32.

Affiant

Sworn to and subscribed before me this 14th day of July, 1993.

Notary Public

MYRA J. TRACY, NOTARY PUBLIC
DAVIDSON COUNTY, STATE OF TENNESSEE
MY COMMISSION EXPIRES 09-24-94

My commission expires: 9-24-94

4221 07/15 0101 03CHECK 303.01

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 14th day of July, 1993.

MYRA J. TRACY, NOTARY PUBLIC
DAVIDSON COUNTY, STATE OF TENNESSEE
MY COMMISSION EXPIRES 09-24-94

Notary Public

My Commission Expires: 9-24-94

41344
IDENTIFICATION REFERENCE

93 JUL 15 PM 1:02

REGISTER
DAVIDSON COUNTY, TN.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9015 PAGE 426

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

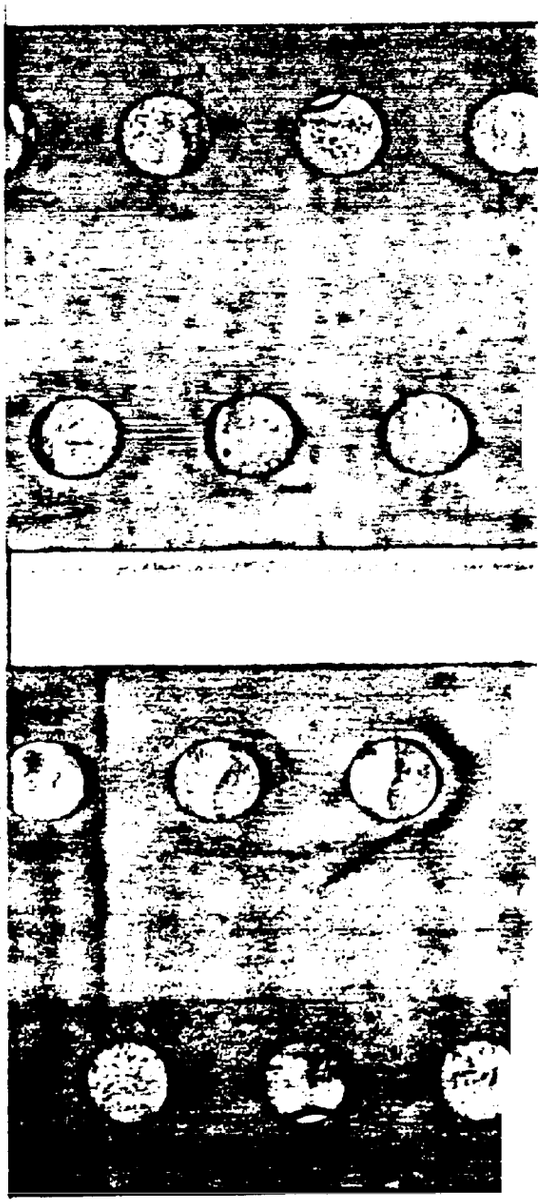
CAMT 77274.32
CON TX 286.01
PRFEE 1.00
WDEED 16.00
TOTAL 303.01
CHECK 303.01

07/15/93 01 13:03 0001 4221

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41344
IDENTIF. ↑ REFERENCE

93 JUL 15 PM 1:02
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.



No. 674630