THIS INSTRUMENT PREPARED BY
LAW OFFICES OF SHAPIRO & KIRSCH
P.O. BOX 241155
MEMPHIS, TN 38124-1155

BOOK 9055 PAGE 968

NAME: G. Thomas Nebel
S&K#: 93-0547
LOAN#: 432307-7

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated December 28, 1990, recorded in Book 8265, Page 155, Register's Office of Davidson County, Tennessee, G. Thomas Nebel, unmarried, conveyed to Union Financial Corporation, Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by Instrument of record in Book 8964, Page 128 and re-recorded in Book 8983, Page 32, in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of sale Deed of Trust by which advertisement the sale was appointed to be held on **WEDNESDAY, AUGUST 18, 1993**, at the Davidson County Courthouse in Nashville, Tennessee, at 10:00 a.m.; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to Steven C. Rollins and wife, Molly B. Rollins, whose address is Box 491, 199 Polk Road, Nashville, TN 37202, at and for the sum of $196,000.00, that being the highest and best bid offered; and,

WHEREAS, the purchaser, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Steven C. Rollins and wife, Molly B. Rollins, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joe M. Kirsch, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Steven C. Rollins and wife, Molly B. Rollins, their heirs, successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Described property being a lot or parcel of land in the Seventh, formerly the Eleventh Civil District of Davidson County, Tennessee, situated on the south of Iroquois Place between Belle Meade Boulevard and Jackson Boulevard and being part of Lot No. 3 in the plan of Subdivision of Lot Nos. 12 and 46 and parts of Lot Nos. 10-44 B and 47 in Belle Meade Plan No. 2 as of record in Book 421, Page 55, Register's Office for said County, also part of Lot No. 47 on the plan of Belle Meade Subdivision No. 2 as of record in Book 421, Page 51, said Register's Office and described as follows:

Beginning on the south side of Iroquois Place at a point 61.84 feet east of the line between Lot Nos. 2 and 3 on the said first mentioned plan, thence at right angles southwardly and parallel with the line between said Lot Nos. 2 and 3, 217 feet to a dead line; thence at right angles eastwardly along said dead line 100 feet to a point; thence at right angles northwardly and in a line which is 13.16 feet west of the line between Lot Nos. 3 and 4 on said first mentioned plan 217 feet to the south margin of Iroquois

Place; thence with said margin westwardly 100 feet to the beginning.

This legal description is identical with that in Deed recorded in Book 8265, Page 155, Register's Office of Davidson County, Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record in Book 8265, Page 155, Register's Office of Davidson County, Tennessee.

The last warranty deed of record is Warranty Deed, recorded in Book 8265, Page 150, Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines, easements, State and Federal tax liens and any other matter of record.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Steven C. Rollins and wife, Molly B. Rollins, their heirs, successors and assigns, in fee simple forever, to whom the said Joe M. Kirsch, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Joe M. Kirsch, Substitute Trustee, has hereunto set his hand and seal on the date written below.

Joe M. Kirsch, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 20th day of August 1993, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Joe M. Kirsch, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at Office the day and year written above.

Notary Public

TIFFANY STERLING
NOTARY AT LARGE
STATE OF TENNESSEE
My Commission Expires 8-26-96

55169 IDENTIF. ↑ REFERENCE

PICK-UP

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $196,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me on the date written above.

Notary Public

TIFFANY STERLING
NOTARY AT LARGE
STATE OF TENNESSEE
My Commission Expires 8-26-96

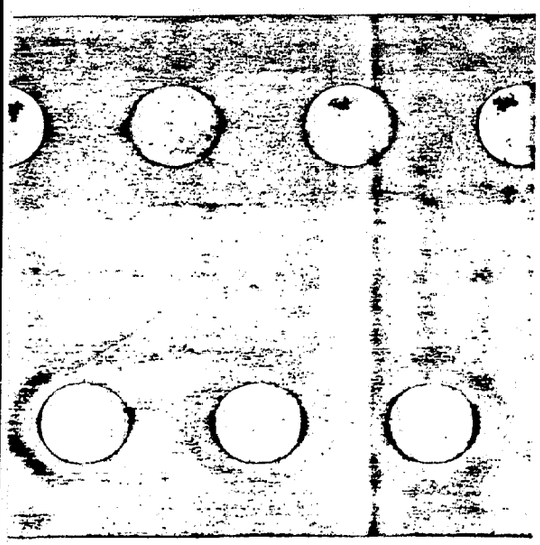
PROPERTY ADDRESS: 4421 Iroquois Avenue, Nashville, TN 37205

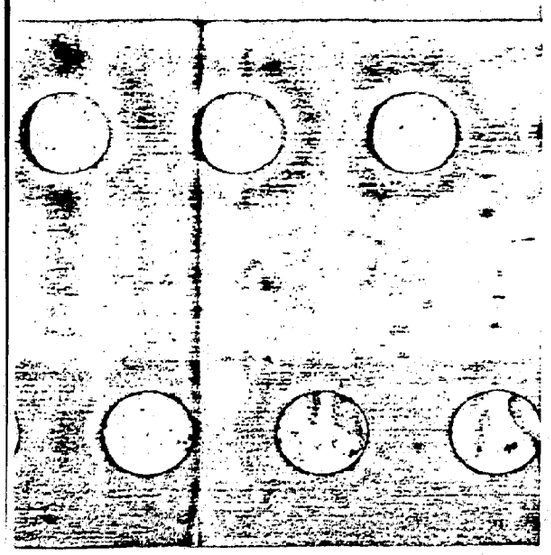
RETURN TO:
PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Steven C. Rollins and wife, Molly B. Rollins
Box 491, 199 Polk
Nashville, TN 37202

S & K #:93-0547 Map & Parcel - 130-2-164

93 AUG 24 AM 10:46 REGISTER'S OFFICE

3194 8/24/93 03CHECK 734.00





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

RECEIVED OF _____

FOR _____

BOOK 9055 PAGE 970

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 196000.00
CON TX 725.20
PRFEE 1.00
WDEED 8.00
TOTAL 734.20
CHECK 734.20

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

08/24/93 01 10:46 0001 3194

55169
IDENTIF. ↑ REFERENCE

93 AUG 24 AM 10:46

REGISTER
DAVIDSON COUNTY, TN.

No. 689512