Marcia Inman Campey
Loan No. 280391

Name and address of new owner:
Phoenix Enterprises, Inc.
227 French Landing Drive
Suite 100
Nashville, TN 37228

Send tax bills:
Same

Prepared by:
David W. McMackin
McMACKIN, GARFINKLE, McLEMORE & WALKER
P.O. Box 198947
Nashville, TN 37219

Map and Parcel No.
83-4-233
15DA39138

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated January 26, 1978, recorded in Book 5251, page 23, Register's Office, Davidson County, Tennessee, William C. York, a single person, conveyed to R. Vance Allred, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated August 1, 1991, and recorded in Book 8438, page 516, Register's Office, Davidson County, Tennessee, the lawful owner and holder of the indebtedness described in and secured by the aforementioned Deed of Trust, nominated and appointed D.W. McMackin as Substitute Trustee; and

WHEREAS, default having been made in the terms, conditions, and payments made and provided for in said Deed of Trust, and the lawful owner and holder of said indebtedness having declared the entire debt and interest due and payable; and

WHEREAS, the lawful owner and holder of said indebtedness having requested D.W. McMackin, Substitute Trustee, to sell said property in satisfaction of the indebtedness; and

WHEREAS, I, D.W. McMackin, Substitute Trustee, did give 21 days notice of the time, place and terms of the sale by an advertisement in three weekly publications in the Nashville Record, a newspaper published in Davidson County, Tennessee, said advertisement appearing in the editions of said newspaper under the dates of April 14, 21, and 28, 1994, stating that on May 6, 1994, at 12:10 p.m. at the South door of the courthouse in Nashville, Davidson County, Tennessee, said property hereinafter described would be sold to the best and highest bidder for cash at public outcry, free from the equity of redemption, homestead, dower, and

all other exemptions which are expressly waived in said Deed of Trust, but subject to any and all unpaid real estate taxes; and

WHEREAS, on said date at the time and place stated in said advertisement, and on said terms, I, D.W. McMackin, Substitute Trustee, offered said property for sale at public outcry and sold said property to Phoenix Enterprises, Inc., for $34,000.00, which amount was the highest, best, and last bid.

NOW THEREFORE, FOR AND IN CONSIDERATION OF THE SUM of the highest, best, and last bid, as set out above, cash in hand paid, the receipt of which is hereby acknowledged, I, D.W. McMackin, Substitute Trustee, do hereby bargain and sell, and by these presents transfer and convey unto the said Phoenix Enterprises, Inc., (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

> Land in Davidson County, Tennessee, being Lot No. 21 on the Map of Rosebank Park, of record in Book 1835, page 26, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 21 fronts 85 feet on the southerly side of Carter Street and runs back between parallel lines 132.2 feet on the west line and 163.7 feet on the east line to a dead line in the rear, measuring 91.5 feet thereon.
>
> Being the same property conveyed to Marcia Inman Campey, a single person, by deed from William C. York and wife, Susan D. York, of record in Book 5667, page 899, Register's Office, Davidson County, Tennessee.
>
> This is improved property located at 2400 Carter Court, Nashville, Tennessee 37206.
>
> The above legal description is identical to the legal description in the previous deed of record.

TO HAVE AND TO HOLD said property with the appurtenances, estate, title, and interest thereto belonging to said Grantee, its successors and assigns forever, but subject to said real estate taxes.

And I do further transfer and assign unto the said Grantee all the rights and benefits of the covenants and warranties in said Deed of Trust in as full and ample manner as under it, I can or should do, but I convey and assign as Trustee and not any further or otherwise.

WITNESS my hand on this the 6th day of May, 1994.

Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, D.W. McMackin, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, on this the 6th day of May, 1994.

Lori Wilson
Notary Public

My Commission Expires: 1-25-97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $34,000.00.

D.W. McMackin, Substitute Trustee
Affiant

Subscribed and sworn before me, this 6th day of May, 1994.

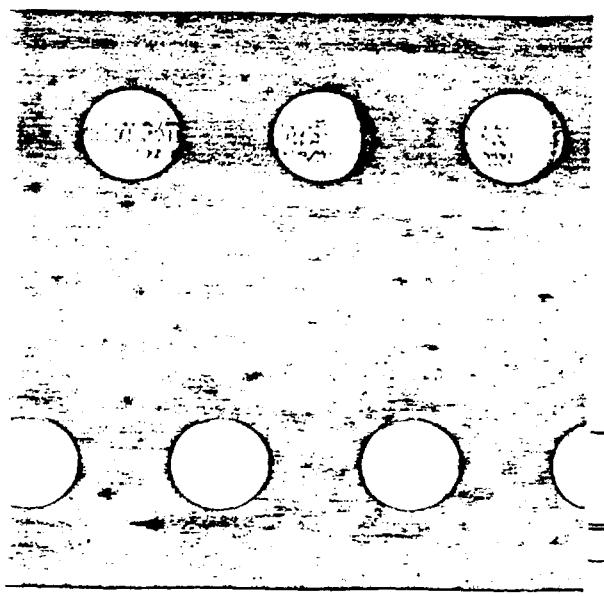
Lori Wilson
Notary Public

My Commission Expires: 1-25-97

4441 05/10 0101 03CHECK 138.80

48572
IDENTIF. A REFERENCE

94 MAY 10 PM 2:14
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.



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

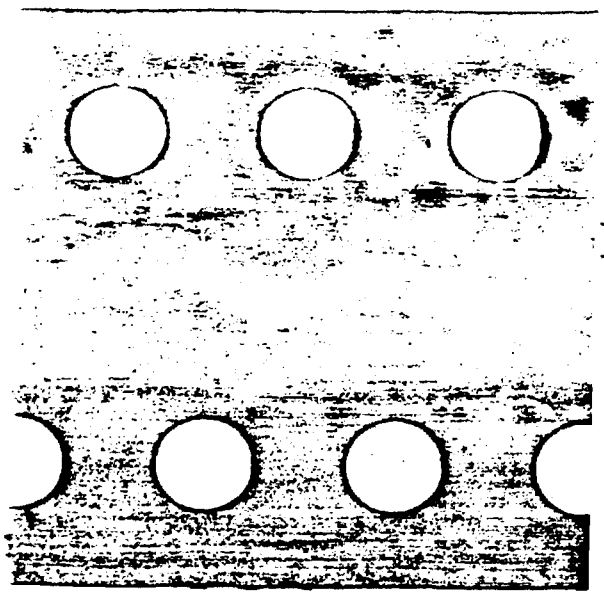
RECEIVED OF _____

FOR _____

BOOK 9340 PAGE 537

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	34000.00
CON TX	125.80
PRFEE	1.00
WDEED	12.00
TOTAL	138.80
CHECK	138.80

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 05/10/94 01 14:14 0001 4441

48572
IDENTIF. # REFERENCE

94 MAY 10 PM 2:15
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 789488