Prepared by:
John A. Beam, III, Attorney
2000 First Union Tower
150 Fourth Avenue North
Nashville, Tennessee 37219-2425
(615) 726-3434

TRUSTEE'S DEED

WHEREAS, under date of February 22, 1990, Andreas Karl Weinkauf and wife, Georgia V. Weinkauf, executed a certain deed of trust to Richard P. Sims, Trustee, for the purpose of securing the debt and obligations therein described, which deed of trust is recorded at Book 8064, Page 254, in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the debt and obligation secured by said deed of trust and the undersigned, as Substitute Trustee, was required by PNC Bank, Kentucky, Inc. formerly known as Citizens Fidelity Bank & Trust d/b/a PNC Mortgage Servicing Company, the owner and holder of the debt, to advertise and sell the property conveyed by said deed of trust in compliance with the provisions thereof;

WHEREAS, the undersigned, as Substitute Trustee, did in compliance with provisions of said deed of trust, advertise for sale of the property conveyed by same, the advertisement of sale having been published in The Nashville Record, a newspaper published in Nashville, Davidson County, Tennessee, in the issues of September 14, 1994; September 21, 1994; and September 28, 1994 of said newspaper, said sale having been advertised for October 5, 1994, commencing at 12:00 a.m., C.D.T., at the South door of the Court House, Nashville, Davidson County, Tennessee, at which time and place same was offered for sale and sold; and

WHEREAS, said sale was made subject to prior liens and encumbrances of record, including liens of real estate taxes, and any applicable restrictions, building lines, and easements; and

WHEREAS, the highest and best bid for said property was then and there made by PNC Bank, Kentucky, Inc. formerly known as Citizens Fidelity Bank & Trust d/b/a PNC Mortgage Servicing Company, to-wit: a bid of $81,938.39 for said property, which bid was then and there accepted by the undersigned as Substitute Trustee.

NOW, THEREFORE, for the consideration named, and for and in consideration of the compliance with the terms of said bid, the undersigned, John A. Beam, III, as Substitute Trustee, has bargained and sold, and does by these presents bargain, sell and convey unto the said PNC Bank, Kentucky, Inc. formerly known as Citizens Fidelity Bank & Trust d/b/a PNC Mortgage Servicing Company, the property advertised and sold as hereinabove recited, situated, lying and being in the County of Davidson, State of Tennessee, and more particulary described as follows:

> Land in Davidson County, Tennessee, being Lot No. 135 on the Plan of Peppertree Forest Subdivision, Section One, recorded in Book 6900, Pages 910-912, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> BEING the same property conveyed to Andreas Karl Weinkauf, and wife, Georgia V. Weinkauf, by Deed dated February 22, 1990, from Jerry Butler, unmarrried, and of record at Book 8064, page 251 in the Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD, unto the said PNC Bank, Kentucky, Inc. formerly known as Citizens Fidelity Bank & Trust d/b/a PNC Mortgage Servicing Company, its successors and assigns, in fee simple, forever.

The undersigned Substitute Trustee believes the title hereby conveyed to be good except for prior liens of record, including those described hereinabove, and including any prior liens for taxes, and any applicable restrictions, building liens and easements, but warrants same against the lawful claims of all persons claiming by, through and under a conveyance from the undersigned as Substitute Trustee, under the provisions of the above described deed of trust, and not further or otherwise.

The proceeds of this sale, the receipt of which the undersigned hereby acknowledges, have been applied as follows:

Amount of Bid		$81,938.39
Publication Cost	$249.00	
Attorney's Fee	500.00	
Title Work	125.00	
Recording-Substitution of Trustee	8.00	
Balance Credited on Debt Secured By Above-Described Deed of Trust	81,056.39	
		$81,938.39
Balance to be Disposed of in Accordance with Provisions of Above-Described Deed of Trust	-0.00	

IN WITNESS WHEREOF, the said John A. Beam, III, as Substitute Trustee, has hereunto set his hand this 5th day of October, 1994.

By: John A. Beam III
John A. Beam, III,
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Jean E. McCasland, a Notary Public in and for said State and County duly commissioned and qualified, John A. Beam, III, Substitute Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 5th day of October, 1994.

Jean E. McCasland
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/25/95

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that to the best of Affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $81,938.39 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

John A. Beam III
Affiant

SUBSCRIBED AND SWORN to before me this 5th day of October, 1994.

Jean E. McCasland
NOTARY PUBLIC

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/25/95

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PROPERTY OWNER: PNC Bank, Kentucky, Inc. formerly known as Citizens Fidelity Bank & Trust d/b/a PNC Mortgage Servicing Company

PROPERTY ADDRESS: 4849 Peppertree Drive
Antioch, Tennessee 37013

MAIL TAX BILLS TO: PNC Mortgage Servicing Company
539 Fourth Avenue
Louisville, Kentucky 40202

MAP & PARCEL NO. 176-02/1

5281 10/05 01:01 03CHECK 312.18

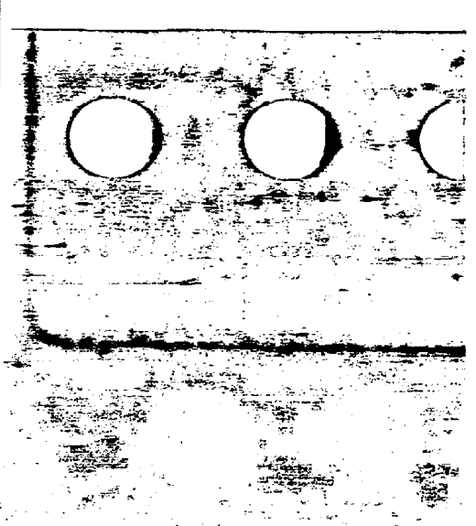
FELIX Z. [illegible] REGISTER
DAVIDSON COUNTY, TN.

94 OCT -5 PM 1:51

97273

IDENTIF. & REFERENCE





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

RECEIVED OF _____

FOR _____

BOOK 9485 PG 556

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	81938.39
CON TX	303.18
PRFEE	1.00
WDEED	8.00
BANK	312.18
CHECK	312.18

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

10/05/94 01 13:50 0001 5281

97273
IDENTIF. & REFERENCE

94 OCT -5 PM 1:52
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 841516