English C. Murrell
BNMI Loan No. 424105
FHA Case No. 483-1663653703

Name and address of new owner:	Send tax bills:	Prepared by:
Equity Enhancement Corp. P.O. Box 50971 Nashville, TN 37205	SAME	David W. McMackin 5200 Maryland Way Suite 105 Brentwood, TN 37027

Map & Parcel No.
74-12-63
04D 33328

TRUSTEE'S DEED

WHEREAS, under a Deed of Trust dated April 18, 1990, recorded in Book 8092, page 245, Register's Office, Davidson County, Tennessee, English C. Murrell and wife, Teri M. Murrell, conveyed to Delta Title Company, Trustee, the hereinafter described property to secure the therein mentioned indebtedness; and

WHEREAS, by instrument dated July 13, 1995, and recorded in Book 9738, page 264, 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 August 10, 17 and 24, 1995, stating that on September 6, 1995, 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 Equity Enhancement Corp. for $70,000.00, 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 Equity Enhancement Corp. (hereinafter referred to as Grantee), its successors and assigns, the following described property, to wit:

> LAND in Davidson County, Tennessee, being Lot No. 569 on the Plan of Hermitage Hills, Section Five as of record in Book 3300, pages 1 and 2, Register's Office for Davidson County, Tennessee.
>
> SAID Lot No. 569 fronts 90 feet on the north side of Plantation Drive and extends back 160 feet on the west line and 163.4 feet on the east line, which is a broken line, to a dead line in the rear on which it measures 80 feet.
>
> BEING the same property conveyed to English C. Murrell and wife, Teri M. Murrell, by deed from Robert D. Robinson and Jane G. Robinson Westmoreland of record in Book 8092, page 242, Register's Office, Davidson County, Tennessee.
>
> This is improved property located at 3914 Plantation Drive, Hermitage, Tennessee 37076.
>
> 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 September, 1995.

D.W. McMackin
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 September, 1995.

Tisha C. Brewer
Notary Public

My Commission Expires: 7/25/98

TISHA C. BREWER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $70,000.00.

D.W. McMackin
Affiant

Subscribed and sworn before me, this 6th day of September, 1995.

Tisha C. Brewer
Notary Public

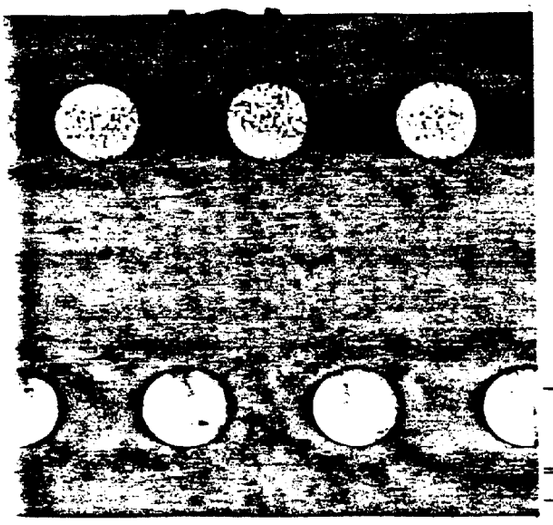
My Commission Expires: 7/25/98

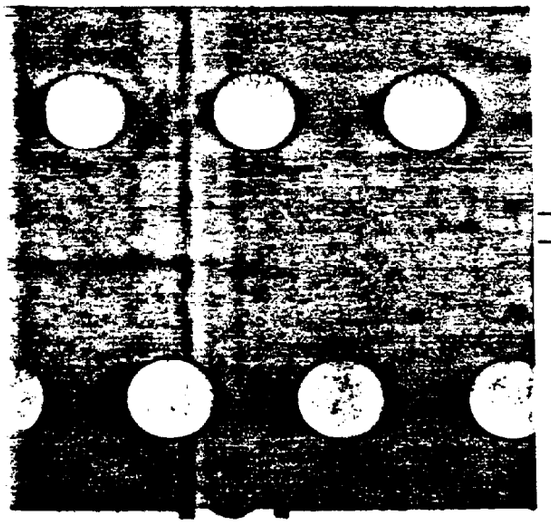
TISHA C. BREWER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

0099909
IDENTIF. & REFERENCE

95 SEP 13 PM 1:08
FELIX Z. WILSON II, REGISTER
DAVIDSON COUNTY, TN.

3670 09/13 0101 03CHECK 272.00





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

RECEIVED OF _____

FOR _____

BOOK 9793 PG 900

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	70000.00
			CON TX	259.00
			PRFEE	1.00
			WDEED	12.00
			TOTAL	272.00
			CHECK	272.00
09/13/95	01		13:10 0001	3670

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0099909
IDENTIF. ↑ REFERENCE

95 SEP 13 PM 1:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 952534