THIS INSTRUMENT PREPARED BY:
Patricia Spicer Carden, Attorney
5034 Thoroughbred Lane, Suite A
Brentwood, TN 37027

BOOK 9914 PG 785

TRUSTEE'S DEED

WHEREAS, on the 9th day of November, 1993, Real Security, Inc. was named Trustee in a Deed of Trust of even date executed by George F. Upp, conveying to it as Trustee, the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $22,000.00 principal, together with interest, on the unpaid balance. Said Deed of Trust being recorded in Book 9163, page 937, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, Trustee at the request of the holder of said indebtedness, and under and by virtue of the powers vested in it as such Trustee in said Deed of Trust, advertised the said real estate as required by law and by the terms of said Deed of Trust by giving 21 days notice by 3 weekly successive publications, namely: December 11, December 18, and December 25, 1995, in The Nashville Business Journal, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, statutory right of redemption, homestead and dower as provided in said Deed of Trust.

PURSUANT to said advertisement on January 3, 1996 at 11:00 a.m., at the front door of the Courthouse in Davidson County, Tennessee, Real Security, Inc., as Trustee, offered for sale at public outcry to the highest end mentioned equities, as provided in said Deed of Trust, at which time David Taylor submitted the highest and best bid in the amount of $2,000.00 subject to any and all unpaid taxes, liens and notices of record.

NOW THEREFORE, in consideration of the premises, Real Security, Inc., Trustee, does hereby sell and convey to David Taylor, his heirs and assigns in fee simple and in bar of all equities above mentioned, the following described real property to wit:

Land in Davidson County, Tennessee, being the east one-half of Lot No. 5 of Block No. 3 on the map of Bailey's Subdivision of Andrew Miller Home Place of record in Book 161, page 73, said Register's Office.

Said part of Lot No. 5 fronts 50 feet on the north side of Forrest Avenue and runs back between parallel lines 160 feet to an alley.

Being the same property conveyed to George F. Upp by Deed from David M. Taylor of record in Book 9163, page 934, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 1303 Forrest Avenue, Nashville, TN 37206.

Real Security, Inc., Trustee, conveys to David M. Taylor all the rights conveyed to it as Trustee, in said Deed of Trust, including make, all its actions in the premises being solely as Trustee and not otherwise, under the power vested in it under said Deed of Trust hereinabove referred to and not individually.

WITNESS, my hand at Brentwood, Tennessee, this the 3rd day of January, 1996.

Real Security, Inc., Trustee

By: _____
Patricia Spicer Carden, Secretary-Treasurer

139928
R.A.I. REFERENCE

1 JAN 10 31
COUNTY, TN.

BOOK 9914 PG 763

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, of the state and county aforesaid, personally appeared Patricia Spicer Carden, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who, upon oath, acknowledged herself to be Secretary Treasurer of the Real Security, Inc., the within named bargainor, a corporation, and that she as such Secretary-Treasurer, being authorized to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by herself as Secretary-Treasurer.

Witness my hand and seal, at office this the 3rd day of January, 1996.

Deborah K. Evans
Notary Public

My commission expires:
7-25-98

Address of New Owner	Send Tax Bill To/ Mortgagee is:	Map-Parcel Number
Mr. David M. Taylor	Same/None	18W01470
1216 Kirkland Avenue		083-09-0-102.00
Nashville, Tennessee 37216-37217		

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for the transfer is $2,000.00.

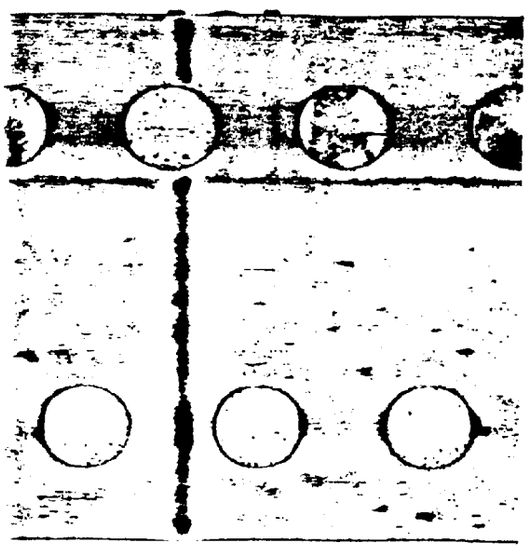
Patricia Spicer Carden
Affiant

Subscribed and sworn to before me this the 3rd day of January, 1996.

Deborah K. Evans
Notary Public

My commission expires:
7-25-98

5769 01/11 0101 03CHECK 16.40



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

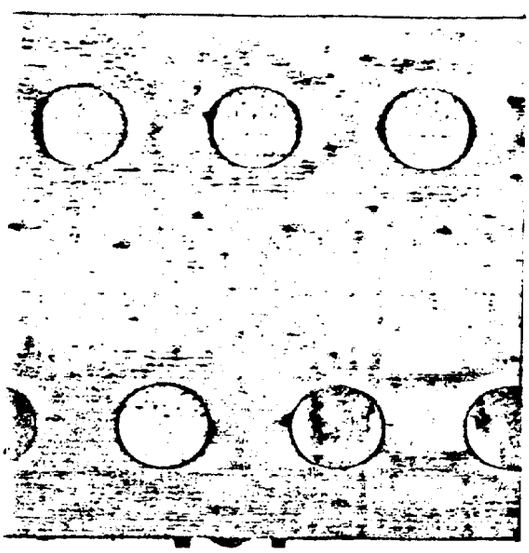
RECEIVED OF _____

FOR _____

BOOK 9914 PG 767

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	2000.00
CON TX	7.40
PRFEE	1.00
WDEED	8.00
TOTAL	16.40
CHECK	16.40

01/11/96 01 10:32 0001 6769

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0139928
IDENTIF. # REFERENCE

96 JAN 11 AM 10:31
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 995099