ADDRESS NEW OWNER AS FOLLOWS:

Metro Employees Credit Union
204 Howard High Office Complex
700 Second Avenue, South
Nashville, Tennessee 37210

THIS INSTRUMENT PREPARED BY:
ROLLIE L. WOODALL
Attorney at Law
213 Third Avenue, North
Nashville, Tennessee 37201-1628
615/254-3446

SEND TAX BILLS TO:

Same

MAP - PARCEL NUMBER:
Map 082-08-0, Parcel 358.00

7568 12/19 0101 03CHECK 27.50

SUCCESSOR TRUSTEE'S DEED

WHEREAS, Joe E. Carter executed a Deed of Trust April 19, 1990, which was recorded in Book 8097, Page 166, Register's Office for Davidson County, Tennessee, conveying to Michael W. Edwards, Trustee, the hereinafter described property to secure payment to Metro Employees Credit Union, of a promissory note fully described in said Deed of Trust; and

WHEREAS, by instrument recorded November 19, 1996, in Book 10262, Page 652, said Register's Office, Metro Employees Credit Union, the owner and holder of said note, appointed the undersigned Successor Trustee in accordance with the provisions of said Deed of Trust; and

WHEREAS, default occurred in the payment of said note, and pursuant to the terms and provisions of said note and said Deed of Trust, all of said indebtedness has been declared due and collectable; and Metro Employees Credit Union, the owner and holder of said note, has demanded of the said Successor Trustee the foreclosure of the said Deed of Trust for the purpose of paying said note, interest, and costs as therein provided; and

WHEREAS, Rollie L. Woodall, as Successor Trustee, pursuant to the request of the said owner and holder of said note, under and by virtue of the powers vested in him as such Successor Trustee, did advertise the said real estate three consecutive weeks with more than twenty-one days notice, one insertion of said advertisement appearing in each of the issues on November 28, 1996, December 5, 1996, and December 12, 1996, respectively, in the *Nashville Record*, a newspaper published in Davidson County, Tennessee; and

WHEREAS, pursuant to said notice, I, the undersigned, Rollie L. Woodall, Successor Trustee, did offer said property for sale at public outcry to the highest bidder for cash in hand, and in bar of the rights of redemption, equitable, statutory, or otherwise, homestead, dower, and all other exemptions and rights of every kind but subject to all restrictions of record, all unpaid taxes and other prior mortgages, and liens of record, on Thursday, December 19, 1996, at 12:00 o'clock in the forenoon at the main door of the Courthouse in Nashville, Davidson County, Tennessee; and

WHEREAS, at said sale, Metro Employees Credit Union, was the highest, best, and only bidder, the amount of its bid being the sum of five thousand and no one-hundredths Dollars ($5,000.00), and the said Metro Employees Credit Union being the owner and holder of the indebtedness secured by said Deed of Trust, and the said indebtedness, together with the expense of said sale, amounting to more than said bid, accordingly, said bidder was not requested to pay cash to the Successor Trustee except the expense of the sale.

NOW, THEREFORE, IN CONSIDERATION OF THE PREMISES, I, Rollie L. Woodall, Successor Trustee, have bargained and sold, and by these presents do transfer and convey, unto Metro Employees Credit Union, its successors and assigns, the following described property situated in the County of Davidson, State of Tennessee, to-wit:

> **BEING** Lot No. 7 on the Plan of Phillip Olwill's Addition to East Nashville, as of record in Book 57, Page 134, Register's Office for said County.
>
> **SAID** Lot No. 7 fronts 50 feet on the south side of Mansfield Avenue and runs back between parallel lines 170 feet to an alley.

BEING the same property conveyed to Joe E. Carter by deed from Kenneth H. Jones and wife, Mary Jones, and William B. McCullough, Jr., and wife, Vickie H. McCullough, of record in Book 8097, Page 163, Register's Office for Davidson County, Tennessee.

PROPERTY ADDRESS: 938 Mansfield Street, Nashville, Tennessee 37206.

This conveyance is made subject to any and all easements and restrictions of record, unpaid taxes, prior mortgages, and any liens of record.

TO HAVE AND TO HOLD said tract of land, together with all hereditaments, appurtenances, estate, title, and interest thereto belonging to the said Metro Employees Credit Union, its successors and assigns, forever, in as full and ample manner as I, as Successor Trustee under said Deed of Trust, can or should do, but not further or otherwise.

IN TESTIMONY WHEREOF, the undersigned, Rollie L. Woodall, Successor Trustee, has hereunto set his hand this the 19th day of December, 1996.

Rollie L. Woodall
ROLLIE L. WOODALL, Successor Trustee

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

Personally appeared before me, Julia M. Prince, a Notary Public of said County and State, the within named Rollie L. Woodall, Successor Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at Office, this 19th day of December, 1996.

Julia M. Prince
NOTARY PUBLIC

My Commission Expires: July 22, 2000.

AFFIDAVIT

STATE OF TENNESSEE)
) ss:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $5,000.00.

Rollie L. Woodall
AFFIANT

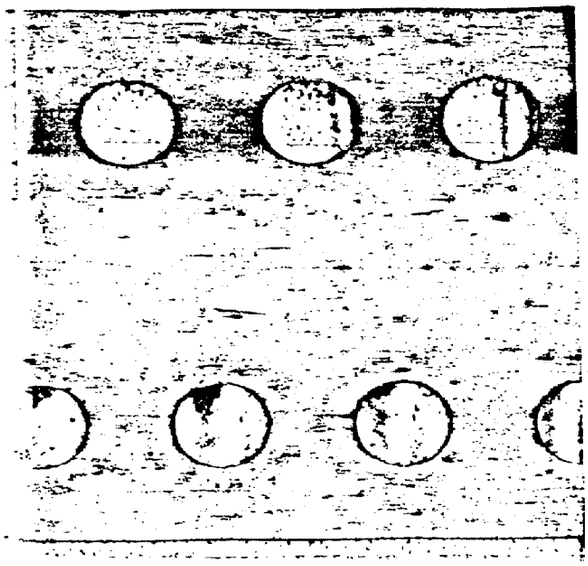
Subscribed and sworn to before me, this the 19th day of December, 1996.

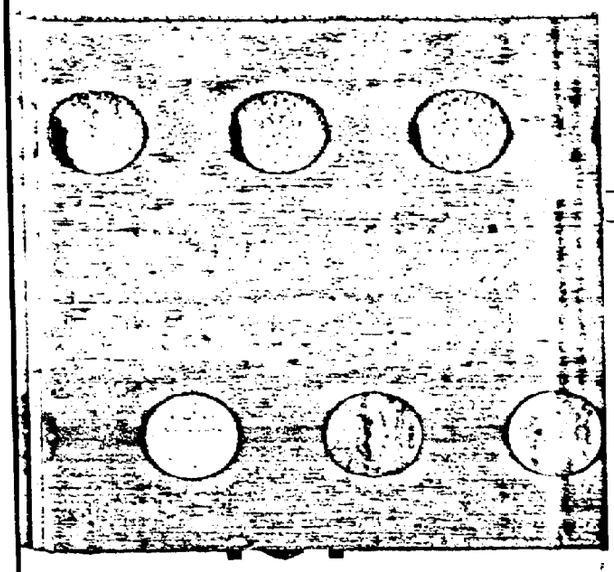
Julia M. Prince
NOTARY PUBLIC

My Commission Expires: July 22, 2000.

96 DEC 19 PM 2:25
DAVIDSON COUNTY, TN.

0257514
IDENTIF. & REFERENCE





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10296 PG 252

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	5000.00
			CON TX	18.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	27.50
			CHECK	27.50
12/19/96	01		14:26 0001	7568

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0257514

IDENTIF. & REFERENCE

96 DEC 19 PM 2:25

FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 1100156