This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615)361-6679

File Box 24

ADDRESS NEW OWNER:
Loraine Hickman
2405 Springview Drive
Nashville, TN 37214

SEND TAX BILL:
To Owner

MAP:168
PARCEL:132
9th C.D.

TRUSTEE'S DEED

This instrument made and entered into on this the 17th day of October, 1996, by and between Harold Reeves, Trustee, party of the first part, and Loraine Hickman, unmarried, party of the second part.

WITNESSETH:

WHEREAS, by Deed of Trust of record in Book 9644, Page 917, Register's Office for Davidson County, Tennessee, S & R Rentals, Incorporated and Richard Swaw, individually conveyed certain property described herein to Harold Reeves, Trustee, to secure the payment of a mortgage payable to Loraine Hickman.

WHEREAS, default was made in the payment of said mortgage, and the holder thereof has directed first party to advertise and sell said indebtedness, including the cost of foreclosure, in accordance with the terms and provisions of said mortgage and Deed of Trust; and

WHEREAS, first party did advertise said property for sale in accordance with the terms of said Deed of Trust, notices of the time and place of said sale being published in the Nashville Record, as prescribed by law: and

WHEREAS, pursuant to said notices, first party did offer said property for sale at the Front Door of the Courthouse in Nashville, Tennessee, on this the 17th day of October, 1996, and Loraine Hickman, unmarried, party of the second part, being the highest and best bidder thereof, became the said purchaser of said property at and for the sum of $ 80,000.00.

NOW, therefore, in consideration of the premises, first party has this day bargained and sold, and does hereby transfer and convey unto the party of the second part, the said Loraine Hickman, unmarried, her heirs and assigns, the following real estated located in Davidson County, Tennessee, to wit:

> LAND in the 9th Civil District of Davidson County, Tennessee, described according to a survey by the Draper Surveying Service as follows:
>
> BEGINNING a the northeast corner of the property conveyed to W. A. McNeil in Book 3431, Page 133, and running with his line S52°W, 346 feet to the northwest corner of the John McNeil property, at an iron pin in a fence; thence with said fence N19°W, 448 feet, N5°E, 667 feet to a fence corner; thence S83°E, 111 feet; thence S3°E, 12 feet; thence S76°25'E, 106 feet; thence S89°E, 440 feet; thence S86°20'E, 900 feet to the northwest margin of the Hester Beasley Road; thence with the margin of the same southwesterly 70 feet to an iron pin; thence N86°20'300 feet to an iron pin and continuing in all 479.6 feet to an iron pin; thence with a line of iron pins S34°30'W, 441.3 feet, S52°13'W, 312.3 feet, S40°W, 255 feet to a gun barrel at the point of beginning, and containing 16.3 acres, more or less
>
> BEING the same property conveyed to S & R Rentals, Incorporated by deed from Loraine Hickman, a widow, of record in Book 9644, Page 914, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.
Subject to ingress and egress to family grave yard as reserved in Will of John S. Prichard, of record in Bill Book 24, Page 483, Probate Court for Davidson County, Tennessee.

This is improved property known as 8871 Hester Beasley Road, Nashville, TN 37221

To have and to hold the aforesaid real estate and convey into said second party, her heirs and assigns, forever and free from equity of redemption, homestead, dower and all other exemption of every kind which were waived.

AND I, Harold Reeves, Trustee, do further covenant and bind myself, my successors and representatives, to warrant and defend title to the said land only as such title coming through me to the said second party, her heirs and assigns, against the lawful claims of persons whomsoever, except taxes for 1995 and 1996 property taxes due and payable, easements, building lines and restrictions of record in said Register's Office.

IN WITNESS WHEREOF, first party hereunto set his signature this day and date first above written.

HAROLD REEVES, TRUSTEE, FIRST PARTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Harold Reeves, 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, and who further acknowledged that he is the Trustee of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand, at office, this the 28th day of October, 1996.

Notary Public

My commission expires: 3/22/97

97 JAN -9 AM 9:30
REGISTER
DAVIDSON COUNTY, TN.

0262789
IDENTIFICATION REFERENCE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater, for this transfer is $ 80,000.00

AFFIANT

Subscribed and sworn to before me this the 17th day of October, 1996.

Notary Public

My Commission expires: 3/22/97

0946 01/09 0101 03CHECK 305.00

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10315 PG 450

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	80000.00
			CON TX	296.00
			PRFEE	1.00
			WDEED	8.00
			TOTAL	305.00
			CHECK	305.00
01/09/97	01		09:29 0001	3346

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0262789
IDENTIFICATION REFERENCE

97 JAN -9 AM 9:3[illegible]

DAVIDSON COUNTY, TN

No. 1105873