This Instrument Prepared by:
Robert M. Wilson, Jr.
WILSON, McCALLA, RAYMER, BARRETT & FRAPPIER, P.L.L.C.
17 West Pontotoc
Memphis, Tennessee 38103
(901) 578-8878

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 29, 1996 and recorded on or about April 16, 1996 at Book 10017, Page 805 in the Register's Office of Davidson County, Tennessee, Kenneth King conveyed to James A. Crislip, as Trustee for U.S. Trust Mortgage, Inc., a Tennessee Corporation, the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured has appointed the undersigned **ROBERT M. WILSON, JR.** as Successor-Trustee by instrument of record recorded on April 30, 1997 at Book 10435, Page 269 in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust has requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, the said property was, by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust, by which advertisement notice was given that the sale was to be held on June 13, 1997 at the Davidson County Courthouse in Nashville, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to Equivantage, Inc., at and for the sum of $28,000.00, that being the highest and best bid offered; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor-Trustee the expenses of the sale with the balance being applied upon said indebtedness for which said property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Equivantage, Inc. of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Robert M. Wilson, Jr., as Successor-Trustee, does hereby grant, bargain, sell, and convey to the said Equivantage, Inc., its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

97 JUL 31 P1:12:08
FELIX Z. ... REGISTER
DAVIDSON COUNTY, TN.
IDENTIF. ↑ REFERENCE
01332342
1183 07/31 0101 CKCHECK 112.00

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 153 ON THE MAP OF HORTESE PLACE AS OF RECORD IN BOOK 161, PAGE 167, SAID REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 153 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF DAKOTA AVENUE, FORMERLY 4TH AVENUE AND RUNS BACK 150 FEET BETWEEN PARALLEL LINES TO AN ALLEY.

Commonly known as: 3505 Dakota Avenue, Nashville, TN 37209

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Equivantage, Inc., and unto its successors and assigns.

IN WITNESS WHEREOF, the said Robert M. Wilson, Jr., Successor-Trustee, has hereunto set his hand and seal this 7th day of July, 1997.

Robert M. Wilson, Jr.
Successor-Trustee

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Equivantage, Inc.
P.O. Box 4508
Houston, TX 77210-4508

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $28,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert M. Wilson, Jr.

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 7th day of July, 1997, before me, a notary public within and for the county and state aforesaid, personally appeared Robert M. Wilson, Jr., known to me to be the person described in and who executed the foregoing instrument, and who acknowledged that he executed the same as Successor-Trustee for the purposes therein contained as his free act and deed.

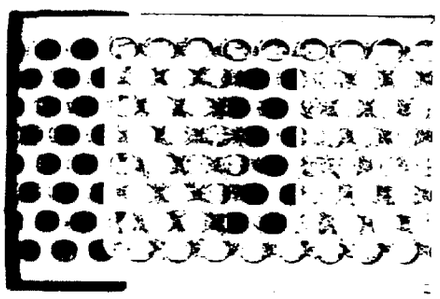
IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

My Commission Expires: 09-21-06

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-21-06

WMRB&F No. 714-7028
Loan No. 305367



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

RECEIVED OF _____

FOR _____

BOOK 10550 PG 319

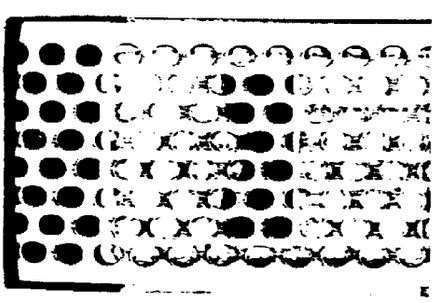
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 28000.00
CON TX 103.60
PRFEE 1.00
MISC 8.00
TOTAL 112.60
CHECK 112.60

07/31/97 01 12:14 0001 1183

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0332342
IDENTIF. ↑ REFERENCE

97 JUL 31 PM 12:08
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1180822