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 December 28, 1995 and recorded on January 2, 1996 at Book 9904, Page 835 in the Register's Office of DAVIDSON County, Tennessee, Shelvie Jean P. Holt, and Gilbert Parman conveyed to James A. Crislip, as Trustee for Premier Mortgage 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 January 23, 1998 at Book 10766, Page 451 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 February 27, 1998 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 $36,000.00, 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:

5151 03/13 0101 03CHECK 146.20

MAIL ENV.

98 MAR 13 AM 9:10

RECEIVED & RECORDED

04116149

Being Lot No. 11 on the Map of W. D. Hamilton's Subdivision of Block 8 of the Hamilton Lands, of record in Book 421, page 56, Register's Office for said County.

Commonly known as: 620 Hamilton Avenue, Nashville, TN 37203

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 2 day of March, 1998.

Robert M. Wilson, Jr.
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 2 day of March, 1998, 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.

Janet L Broadaway
Notary Public

My Commission Expires: 9-1-01

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 $36,000.00, 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 2 day of March, 1998, 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.

Janet L Broadaway
Notary Public

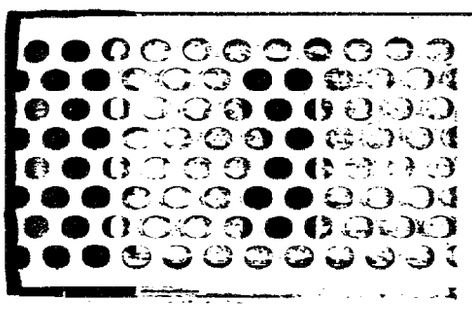
My Commission Expires: 9-1-01

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
EQUIVANTAGE, INC.
13111 NW Freeway
Houston, TX 77040

Parcel No. 105/07/238.00

WMRB&F No. 759-8002
Loan No. 303727-2

DSTDeedforPMI_ASmith_980227_1724



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

RECEIVED OF _____

FOR _____

BOOK 10836 PG 79

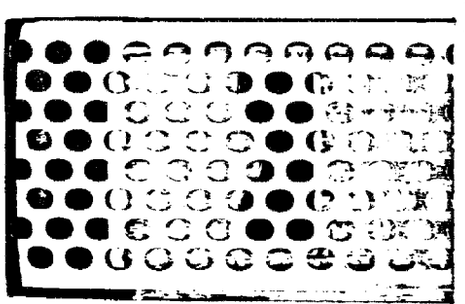
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 36000.00
CON TX 133.20
PRFEE 1.00
WDEED 12.00
TOTAL 146.20
CHECK 146.20

03/13/98 01 09:08 0001 5151

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0411649
IDENTIFICATION REFERENCE

98 MAR 13 AM 9:10

No. 1265529