BOOK 10917 PG 333

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 24, 1996 and recorded on January 14, 1997 at Book 10319, Page 170 in the Register's Office of DAVIDSON County, Tennessee, John H. Mercer, and Rene Mercer conveyed to James A. Crislip, as Trustee for Integrity Financial Group, 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 March 3, 1998 at Book 10818, Page 462 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 April 24, 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 $210,000.00, 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:

0434009
IDENTIF. & REFERENCE
98 MAY -5 PM 3:32
REGISTER
DAVIDSON COUNTY, TN.
MAIL ENV.
3112 05/05 0101 03CHECK 790.0

A portion of H.E. Stanford Farm, lying in the 3rd Civil District of Davidson County, Tennessee, and described according to a copy of a survey thereof made by Turner Engineering Co. on 7-25-60, and described on said Turner Survey as Tract B.

Beginning at a concrete monument in the Northeasterly margin of Daynacrest Dr., opposite a turn into Lebanon Rd.; thence with the margin of Daynacrest Dr., North 55 deg. 34 min. West 23.2 feet to a point and continuing NW around a slight curve 176.8 feet to a corner of tract A; thence with the line between tracts A and B, North 25 deg 10 min. East 204 feet to a corner of Tract C; thence with a line between tracts B and C South 52 deg. 11 min. East 258.3 feet to the Northwesterly margin of Lebanon Rd.; thence with the margin of the same, Southwesterly 134.2 feet to the point of beginning of a curve; thence around said curve Westerly 39.6 feet to the point of beginning.

Commonly known as: 3100 Lebanon Road, Hermitage, TN 37214

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 29 day of Apr, 1998.

Robert M. Wilson, Jr.
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 29 day of Apr, 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.

Notary Public

My Commission Expires:

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-24-2006

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 $210,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

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Robert M. Wilson, Jr.

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 29 day of Apr, 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.

Notary Public

My Commission Expires: _____

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-24-2006

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

Parcel No. 85/11/6.00

WMRB&F No. 759-8023
Loan No. 312463-3

DSTDeedforPMI_ASmith_980424_1400

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

RECEIVED OF _____

FOR _____

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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 210000.00
CON TX 777.00
PRFEE 1.00
WDEED 12.00
TOTAL 790.00
CHECK 790.00

05/05/98 01 15:35 0001 3112

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0434009
IDENTIF. & REFERENCE

98 MAY -5 PM 3:32

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1289173