Prepared by:
Monica D. Edwards, Esq.
112 Stahlman Building
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:
Betty Page
218 Long Valley Road
Brentwood, TN 37027-4931

SEND TAX BILLS TO:
SAME

MAP: 82-3
Parcel 484

SUCCESSOR TRUSTEE'S DEED

WHEREAS, by deed of trust dated March 1, 1990, and recorded in the Register's Office of Davidson County, Tennessee, in Book 8061, Page 47, conveyed to Tom G. Coleman, Jr. as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth, and

WHEREAS, Monica D. Edwards was appointed Successor Trustee by instrument of record in the Register's Office of Davidson County, Tennessee, in Book 10939, Page 9, 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 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 that said property was, by the undersigned, advertised for sale in conformity with the terms and provisions of said deed of trust by which advertisement the said sale was appointed to be held on the 25th day of June, 1998, at the front door of the Courthouse, Davidson County, 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 bidder for cash at which sale Betty Page being highest, best and last bidder, became the purchaser of said property at and for the sum of FORTY THREE THOUSAND THREE HUNDRED FIFTY TWO DOLLARS AND THIRTY FOUR CENTS ($43,352.34), and

WHEREAS, the said purchaser being the owner of the debt for which said property was sold, has complied with the terms of sale by paying into the hand of the undersigned Successor Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said trust deed, and

NOW, THEREFORE, in consideration of the premises and of the payment by the said Betty Page, as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned Monica D. Edwards as Successor Trustee, does hereby grant, bargain, sell and convey unto the said Betty Page as aforesaid, and unto her successors and assigns, the property above mentioned and now further described as situated in the County of Davidson, State of Tennessee, more particularly described as follow, to wit:

> ***LAND*** *in Davidson County, Tennessee, being Lot No. 21 on the Plan of Sharpe and Crutcher's Addition, as of record in Book 57, Page 82, Register's Office for Davidson County, Tennessee.*
>
> ***SAID*** *Lot No. 21 fronts 50 feet on the westerly side of North 5th Street and runs back between parallel lines, 165 feet to an alley.*
>
> ***BEING*** *the same property conveyed to Donald D. Brinlee and wife, Lois June Brinlee, by deed from Tom Page and wife Betty W. Page, of record in Book 8061, Page 44, Register's Office for Davidson County, Tennessee.*

This is improved property known as 916 North 5th Street, Nashville, TN 37207

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto Betty Page, as aforesaid, and unto her successors and assigns forever, to whom the said Monica D. Edwards as

Successor Trustee warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under her, but not further nor otherwise.

The proceeds of this ale, the receipt of which the undersigned Successor Trustee hereby acknowledges, have been applied as follows:

Principal Balance	$38,243.00
Interest	$2,548.07
Attorney's Fees	$750.00
Publication Costs	$249.00
1997 Property Taxes	$170.00
Insurance Advanced	$1,641.15
TOTAL	$43,352.34

IN TESTIMONY WHEREOF, Monica D. Edwards as Successor Trustee has executed this instrument this 20th day of August, 1998.

Monica D. Edwards

Monica D. Edwards, Successor Trustee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for said State and County, Commissioned and qualified, personally appeared **Monica D. Edwards** with whom I am personally acquainted and who, upon oath, acknowledged herself to be the Successor Trustee, the within named bargainor, and that, she as such executed the foregoing instrument for the purpose therein contained and acknowledged that she executed the same as her free act and deed.

WITNESS my hand and seal at office in Nashville, Davidson County, Tennessee this 20th day of August, 1998.

Jennifer B. Lovell

NOTARY PUBLIC

My Commission Expires: 11/27/99

I or we, hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $43,352.34 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

PICK-UP

Betty Page

AFFIANT

98 AUG 20 PM 3:56

FELIX A. ARRINGTON
DAVIDSON COUNTY, TN

IDENTIF. & REFERENCE

0477748

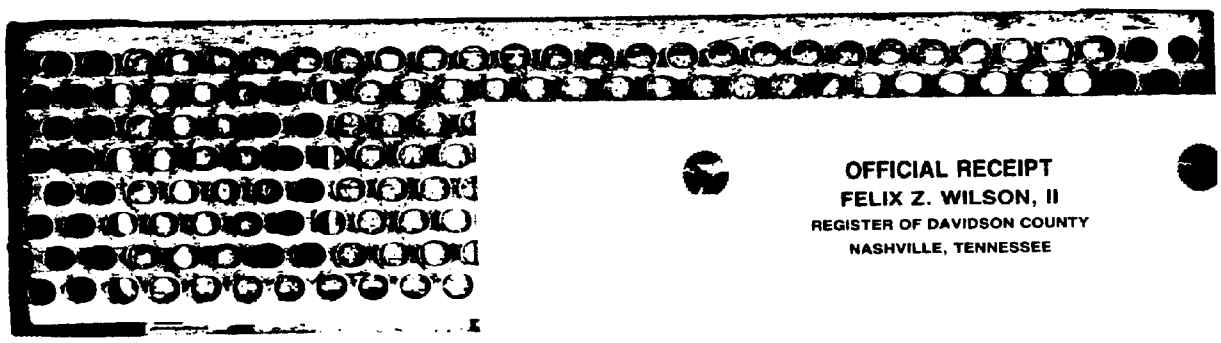
Subscribed and *sworn* before me this 20th day of August, 1998.

Jennifer B. Lovell

NOTARY PUBLIC

My Commission Expires: 11/27/99

9977 98/20 01:01 03CHECK 171-40



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

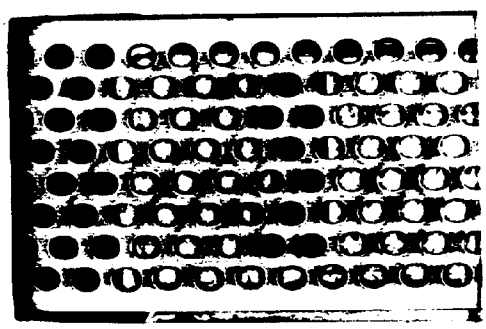
RECEIVED OF _____

FOR _____

BOOK 11075 PAGE 722

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 43352.34
				CON TX 160.40
				PRFEE 1.00
				MISC 8.00
				CFEE 2.00
				TOTAL 171.40
				CHECK 171.40
08/20/98	01			15:52 0001 9977



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

04777748
IDENTIF. # REFERENCE

98 AUG 20 PM 3:52
CLERK & MASTER/REGISTER
DAVIDSON COUNTY, TN.

No. 1335479