THIS INSTRUMENT WAS PREPARED BY:
Jimmy H. Watson, Sr.
Attorney at Law
430 Third Avenue North
Suite 101
Nashville, TN 37201

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SUCCESSOR TRUSTEE'S DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers:
Ursula M. Mitchell, Trustee 9950 62nd Terrace N. No. N 218 St. Petersburg, FL 33708-3576	Christina M.M. Ribbons 53 Thompson Lane Nashville, TN 37211	147-03-0-A/56

WHEREAS, by Deed of Trust dated October 31, 1996, recorded in Book 10245, page 347, Register's Office for Davidson County, Tennessee, Margie Blair and Larry Alex conveyed to Marbut Glenn Gaston, Jr., Trustee, the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed Jimmy H. Watson, Sr. as Successor Trustee by instrument recorded in Book 11112, page 204 said Register's Office; and

WHEREAS, default was made in the default was made in the terms and conditions of said Deed of Trust, and the beneficiary 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 of beneficiary, the said property was advertised for sale by the undersigned, in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on October 16, 1998 at the Metropolitan Courthouse, Nashville, 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 and best bidder for credit upon the indebtedness secured at which sale, Ursula M. Mitchell, Trustee, 8-21-89, was the highest and best bidder became the purchaser of said property at and for the sum of $8,000.00.

NOW THEREFORE, in consideration of the premises, the undersigned, Jimmy H, Watson, Sr., as Successor Trustee, does hereby grant, bargain, sell and convey to the said Ursula M. Mitchell, Trustee, 8-21-89, ("Grantee") in fee simple forever, the property above mentioned and now further described as being in the County of Davidson and State of Tennessee, to wit:

Unit D-10 of Harding Place Condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6104, page 785, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of Harding Place Condominium of record in Book 5200, page 571, said Register's Office, for a more complete indentification and description of such Unit.

Being the same property conveyed to Margie Blair and Larry Alex, by Deed from The Federal Deposit Insurance Corporation acting in its capacity as receiver for Metropolitan Federal Savings and Loan Association, filed of record in Book 10245 page 347, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all unpaid taxes and to all other restrictions, easements and encumbrances of record.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Grantee in fee simple forever, to whom the said Jimmy H. Watson, Sr., Successor Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through, or under her as such Successor Trustee, but not further or otherwise.

ON WITNESS WHEREOF, Jimmy H. Watson, Sr., as Successor Trustee, has caused this instrument to be executed this the 22nd day of October, 1998.

Jimmy H. Watson, Sr., Successor Trustee

STATE OF TENNESSEE)
)
COUNTY OF TENNESSEE)

Personally appeared before me, the undersigned, a Notary Public in and for the State of County aforesaid, Jimmy H. Watson, Sr., the within named bargainor, with whom I am personally acquainted, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office this the 22 day of October, 1998.

NOTARY PUBLIC
My commission expires: 1-29-2000

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value of the property is $ ~~100~~ 8,000.00 .

Felicia A. Hayes
AFFIANT

Sworn to and subscribed before me this the 22nd day of October, 1998.

NOTARY PUBLIC
My commission expires: 1/26/2000

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

0502726
IDENTIF. & REFERENCE

98 OCT 22 PM 1:56
BILL BARNETT REGISTER
DAVIDSON COUNTY, TN.

6580 10/22 0101 03CHECK 44.60

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 8000.00
CON TX 29.60
PRFEE 1.00
MISC 12.00
CFEE 2.00
TOTAL 44.60
CHECK 44.60

10/22/98 01 14:00 0001 6580

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0502726
IDENTIF. # REFERENCE

98 OCT 22 PM 1:56
BILL GARRATT REGISTER
DAVIDSON COUNTY, TN.

No. 1361780