SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on April 13, 1987, Rodney Randolph, an unmarried person executed to Stephen R. Joselyn, Trustee, a certain deed of trust conveying to it as Trustee, certain property hereinafter fully set forth and described, which deed of trust is of record in Book 7209, Page 501 in the Register's Office of Davidson County, Tennessee (the "Deed of Trust"); and

WHEREAS, the above named trustee has been replaced by E. Franklin Childress, Jr., Clifford D. Pierce, Jr. and J. Allen Roberts as substitute trustees, by instrument of record in Book 11067, Page 768 of said Register's Office, any one of whom is empowered to serve with all the title, powers, and duties of the original Trustee named in said Deed of Trust described above; and

WHEREAS, default having been made in the payment of the debts and the performance of the obligations secured by said Deed of Trust, Union Planters Bank, National Association, as successor in interest by merger with Leader Federal Bank For Savings, as the owner thereof, requested the undersigned to advertise and sell the security according to the terms thereof; and

WHEREAS, in accordance with said request, the said real estate described in said Deed of Trust was advertised for sale in THE NASHVILLE RECORD, a weekly newspaper published in Nashville, Tennessee, the first insertion appearing on September 24, 1998, and subsequent insertions appearing on October 1, 1998, and October 8, 1998, giving the time, terms, place of sale, and description of the real estate; and

WHEREAS, twelve o'clock, noon on Friday, October 16, 1998, said Substitute Trustee appeared at the time and place advertised for said sale and announced the postponement of said sale until twelve o' clock noon, Friday, October 23, 1998; and

WHEREAS, at twelve o' clock noon on Friday, October 23, 1998, being the time and at the south door of the Court House, Nashville, Davidson County, Tennessee, being the place mentioned in said advertisement, the undersigned offered said real estate for sale in accordance with all the terms and requirements in said Deed of Trust and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Dale Hire, at and for the sum of which is the highest and best bid in connection therewith;

NOW, THEREFORE, the undersigned in consideration of the premises and the payment of said bid, which amount has been applied toward the payment of said indebtedness, hereby bargains,

sells, conveys, and confirms unto said Dale Hire, the following real estate situated and located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 9 on the Plan of Elysian Park, Section Two of record in Book 2854, Page 40, Register's Office for said County, to which reference is made for a more complete description.

The conveyance of the aforesaid property is subject to the rights of the United States to redeem the land as provided in 26 U.S.C. §7424(d)(1) and Exhibits 1 attached are copies of the notice provided to the United States and their response thereto.

The conveyance of the aforesaid property is subject to unpaid property taxes, assessments, subdivision restrictions, building lines, and easements of record in the Shelby County Register's Office.

IN WITNESS WHEREOF, Clifford D. Pierce, Jr., as Substitute Trustee has hereunto set his hand this the 23rd day of October, 1998.

CLIFFORD D. PIERCE, JR.
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 23rd day of October, 1998, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Clifford D. Pierce, Jr., to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed as Substitute Trustee.

WITNESS my hand and Official Notarial Seal at office the day and year above written.

NOTARY PUBLIC

ROSE A. BYBEE
NOTARY PUBLIC AT LARGE
SHELBY COUNTY, TENNESSEE
My Commission Expires Sept 25, 2001

My Commission Expires:
9-25-01

STATE OF TENNESSEE
COUNTY OF SHELBY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Dale Hire
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF October 1998.

Deputy Register

hat, to the best of affiant's knowledge, information, and
nsfer or value of the property transferred, whichever is
equal to or greater than the amount which the property
voluntary sale.

AFFIANT

Subscribed and sworn to before me on this 23rd day of October, 1998.

NOTARY PUBLIC

ROSE A. BYBEE
NOTARY PUBLIC AT LARGE
SHELBY COUNTY, TENNESSEE
My Commission Expires Sept 25, 2001

My Commission Expires:

9-25-01

PROPERTY ADDRESS: 4840 Sheffield Drive
Nashville, TN 37211-4510

MAIL TAX NOTICE TO: Dale Hire
1524 Oakland Acres Drive
Madison, TN 37115

PREPARED BY AND RETURN TO: WYATT, TARRANT & COMBS
6075 Poplar Avenue, Suite 650
Memphis, Tennessee 38119

Tax Parcel: 147-3-3

8388 10/27 0101 03CHECK 393.00

0504449
NAME & REFERENCE

98 OCT 27 PM 1:47
REGISTER
DAVIDSON COUNTY, TN.

rm 668 (Y) (c) 1829 Department of the Treasury - Internal Revenue Service
ev. August 1997)

Notice of Federal Tax Lien

District	Serial Number	For Optional Use by Recording Office
ENTUCKY-TENNESSEE	629835059	0408959 IDENTIF. # REFERENCE 90 MAR -6 P1112:38 FELIX E. PHILLIPS REGISTER DAVIDSON COUNTY, TN 2182 03/06 0101 03CHECK B-00 BOOK 10826 PG 869

As provided by sections 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.

Name of Taxpayer: RODNEY L & JOY P RANDOLPH

Residence: 4840 SHEFFIELD DR
NASHVILLE, TN 37211-4510

IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).

Kind of Tax (a)	Tax Period Ended (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/1994	[redacted]-1770N	12/29/1997	01/28/2008	2730.47
1040	12/31/1995	[redacted]-1770N	12/29/1997	01/28/2008	5324.18
1040	12/31/1996	[redacted]-1770N	11/03/1997	12/03/2007	6419.54
				Total	$ 14474.19

Place of Filing:
Register of Deeds
Davidson County
Nashville, TN 37219

This notice was prepared and signed at Nashville, TN, on this,

the 12th day of February, 1998.

Signature: FOR SANDER, WILLIAMS

Title: Revenue Officer 62-01-1412
(815) 736-5119

(NOTE: Certificate of officer authorized by law to take acknowledgments is not essential to the validity of Notice of Federal Tax lien Rev. Rul. 71-466, 1971-2 C.B. 409)

PART 1 - KEPT BY RECORDING OFFICE

Form 668 (Y) (c) (Rev. 8-97)
CAT. NO 60025X

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 11171 PAGE 905

Internal Revenue Service

District
Director

Department of Treasury

P. O. Box 1107, MDP 53
Nashville, TN 37202

Person to Contact:
P. Jackson
Telephone Number:
615) 736-2339
Refer Reply to:
[redacted]-1770
Date:
September 2, 1998

Wyatt, Tarrant & Combs
Crescent Center
6075 Poplar Avenue, Suite 650
Memphis, TN 38119-4721

Re: Notice of Non-judicial Sale

Taxpayer: Rodney and Joy Randolph
Property: 4840 Sheffield Drive, Nashville, TN 37211

Dear Mr. Roberts:

This is to acknowledge receipt of your correspondence dated August 24, 1998 regarding the above named taxpayer. Your notice is considered adequate for a non-judicial sale under the provisions of Section 7425(c) of the Internal Revenue Code of 1986.

If the property is sold for more than the total due on the foreclosing instrument, any excess proceeds are subject to the lien(s) of the Internal Revenue Service. Send excess proceeds to the address shown in the heading of this letter.

The Internal Revenue Service reserves its right to redeem real property. If you desire to submit an application for release of our right of redemption, you may request a copy of Publication 487, by calling 1-800-TAX-FORM. A payment may be required to secure a release.

We are enclosing a blank "Report Of Sale". Within fifteen (15) days from the day of sale, please complete the report and return it to us. If the sale is canceled, please provide a brief explanation as to the reason.

Thank you for your cooperation.

Sincerely,

Gary A. Eaton
Chief, Advisory Section

Enclosure

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11171 PAGE 906

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	
				100000.00
			CON TX	370.00
			PRFEE	1.00
			WDEED	20.00
			CFEE	2.00
			TOTAL	393.00
			CHECK	393.00
10/27/98	01		13:47 0001	8388

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0504449
IDENTIF. # REFERENCE

98 OCT 27 PM 1:47

JILL BANNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1363569