This instrument prepared by:
Kevin J. Jones
Attorney at Law
Suite 2909, The Renaissance Tower
611 Commerce Street
Nashville, Tennessee 37203

BOOK 11229 PAGE 892

Address New Owner:	Send Tax Bills To:	Map/ Parcel
First Family Financial Services 2856 Wilma Rudolph Blvd. Clarksville, Tennessee 37040	SAME	91-4 058.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by a Deed of Trust dated November 13, 1997 executed by LARRY D. WALTON A SINGLE MAN to GREG SMITH, Trustee, as of record in Book 10685, Page 564, Register's Office for Davidson County, Tennessee, the LARRY D. WALTON A SINGLE MAN conveyed to the said Trustee the there within-described real property to secure the payment of the indebtedness described therein; and

WHEREAS, by an Appointment of Substitute Trustee of record in Book 11142, Page 159, Register's Office for Davidson County, Tennessee, Kevin J. Jones was appointed as Substitute Trustee; and

WHEREAS, default was made in the payment of said indebtedness and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand upon me, Kevin J. Jones, Substitute Trustee, to exercise the power of sale contained in said Deed of Trust; and

WHEREAS, I caused said property to be advertised in The Nashville Record, a newspaper published in Davidson County, Tennessee, once each week for three (3) consecutive weeks, all in accordance with the terms of the said Deed of Trust, for sale at 12:00 noon., on November 24, 1998, at the front door of the Davidson County Courthouse in Nashville, Tennessee, for cash; and

WHEREAS, the highest, last and best bid received was in the amount of $27,645.00, cash, said offer and bid having been made by First Family Financial Services;

NOW, THEREFORE, in consideration of said sum, I, Kevin J. Jones, Substitute Trustee, have bargained and sold and by these presents do transfer and convey to the said First Family Financial Services, its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

BEGINNING AT A CONCRETE MONUMENT IN THE SOUTHERLY MARGIN OF CENTENNIAL BOULEVARD AT THE BEGINNING OF A CURVE AT THE INTERSECTION OF SAID BOULEVARD AND COLLEGE AVENUE THENCE AROUND SAID CURVE, SOUTHEASTERLY 33.51 FEET TO A CONCRETE MONUMENT IN THE WESTERLY MARGIN OF COLLEGE AVENUE; THENCE SOUTHERLY ALONG THE MARGIN OF SAID AVENUE, 32.79 FEET TO A POINT THE COMMON CORNER OF LOTS 14 AND 15, THENCE WESTERLY ALONG THE LINE BETWEEN SAID LOTS, 220

FEET TO A POINT, THENCE NORTHERLY 55 FEET TO A CONCRETE MONUMENT IN THE SOUTHERLY MARGIN OF CENTENNIAL BOULEVARD; THENCE WITH THE MARGIN OF SAID BOULEVARD, EASTERLY 197.79 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO LARRY D. WALTON, A SINGLE MAN, FROM RALPH HINES, A SINGLE MAN, BY DEED RECORDED 10/30/97, IN BOOK 10664, AT PAGE 251, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD, said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said First Family Financial Services, its successors, heirs and assigns, forever.

This conveyance is made by me as Substitute Trustee of all my right, title and interest in the property as described in the within above-referenced Deed of Trust, without warranty of any kind, and no further or otherwise.

WITNESS my hand this 2nd day of December, 1998.

Kevin J. Jones, Substitute Trustee

STATE OF TENNESSEE)
)SS:
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin J. Jones, Substitute Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 2nd day of ~~July~~ December, 1998.

ROY C. DeSHAY, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 11/24/01

STATE OF TENNESSEE)
)SS:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $27,645.00.

Affiant

Subscribed and sworn to before me this 2nd day of ~~November~~ December, 1998.

ROY C. DeSHAY, JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 11/24/01

My Commission Expires

98 DEC -2 AM 10:41
REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

0519304
IDENTIF. # REFERENCE

4194 12/02 0101 03CHECK 113.29

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

RECEIVED OF _____

FOR _____

BOOK 11229 PAGE 894

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 27645.00
				CON TX 102.29
				PRFEE 1.00
				WDEED 8.00
				CFEE 2.00
				TOTAL 113.29
				CHECK 113.29
			12/02/98 01	10:42 0001 4194

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0519304
IDENTIF. ↑ REFERENCE

98 DEC -2 AM 10:41

BILL GARNETT REGISTER
DAVIDSON COUNTY, TN.

No. 1379219