THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN AND BURNSED, PLLC
SunTrust Center, Suite 1750
424 Church Street
Nashville, Tennessee 37219

BOOK 11631 PAGE 516

ADDRESS NEW OWNER:
SouthTrust Bank,
National Association
230 Fourth Ave. North
Nashville, TN 37201

SEND TAX BILLS TO: Same

MAP/PARCEL: 142-16C-1-CO

9TB 08/24 0101 03CHECK 307.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, there has occurred one or more acts of default in the note evidencing the indebtedness owed to SouthTrust Bank, National Association ("Lender");

WHEREAS, Lender is the beneficiary of the Deed of Trust of record at Book 11145, Page 99 and re-recorded in Book 11170, Page 936, Register's Office for Davidson County, Tennessee (the "Deed of Trust"), which Deed of Trust secures to the Lender the payment in full of the note evidencing the subject indebtedness in the original principal sum of $188,000.00;

WHEREAS, by and through the above described Deed of Trust, the grantor, Dakin Group, Inc. (the "Borrower") conveyed the real property described herein to George R. Archer, Jr., Trustee, for the benefit of the Lender, with power of sale;

WHEREAS, the Lender pursuant to the terms and conditions of the above Deed of Trust, did appoint R. Garry Chaffin as Substitute Trustee, to serve in the stead of the Trustee with all powers granted unto the Trustee, such appointment appearing of record at Book 11586, Page 282, Register's Office for Davidson County, Tennessee;

WHEREAS, Lender notified the Substitute Trustee of the default by the Borrowers in the payments called for in the note secured by the above Deed of Trust and demanded that the Substitute Trustee advertise the subject property for sale pursuant to the terms and conditions of the said Deed of Trust;

WHEREAS, the Substitute Trustee did advertise the property for sale in the "Nashville Record" on July 29, August 5 and 12, 1999, in accordance with and in fulfillment of the requirements of the above Deed of Trust;

WHEREAS, the Substitute Trustee and/or his agent, in accordance with the requirements of the above Deed of Trust and the published advertisement for sale of the subject property, did on the 20th day of August, 1999, appear and conduct the sale of the herein described property;

WHEREAS, SouthTrust Bank, National Association did place the highest bid for the subject property, being the sum of $80,000.00;

NOW THEREFORE, for and in consideration of the sum of $80,000.00, the Substitute Trustee and/or his agent has bargained and sold, and by these present do transfer and convey unto the said SouthTrust Bank, National Association, the Grantee herein, its heirs and assigns, the property described as follows:

> Land in Davidson County, Tennessee, being Lot No. 1 on the Final Plat of Devon Highlands, Phase 1, as shown on Plat recorded in Book 7900, page 428, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.
>
> Being the same property conveyed to Dakin Group, Inc., a Tennessee Corporation, by Deed of Record in Book 11145, page 96, Register's Office for Davidson County,

Tennessee.

Being known as Lot 1, Devon Highlands, Phase 1, North Highlands Drive, Nashville, Tennessee 37221 (2700 North Highlands Drive).

The Substitute Trustee makes no personal warranties or representations concerning the subject property. This conveyance is subject to any prior matters of record including, but not limited to unpaid property taxes.

To have and to hold the said tract or parcel of land, including all appurtenances, estate, title and interest thereto belonging, unto the said Grantees, their heirs and assigns, forever.

Whenever used, the singular number or pronoun shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

0627763

RECEIVED FOR REFERENCE
1999 AUG 24 AM 9:48
REGISTER
DAVIDSON COUNTY, TN.

WITNESS, my hand this 23rd day of August, 1999.

R. Garry Chaffin
Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named R. Garry Chaffin, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged himself to be the Substitute Trustee under the above referenced Deed of Trust, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 23rd day of August, 1999.

Notary Public

My Commission Expires: 3/24/01

AMY BRYSON SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is $80,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

R. Garry Chaffin, Substitute Trustee

Sworn to and subscribed before me this
23rd day of August, 1999.

Notary Public

My Commission Expires: 3/24/01

AMY BRYSON SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

m:foredeed.dak

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11631 PAGE 518

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	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0627763

INSTRUMENT REFERENCE

99 AUG 24 AM 9:49

REGISTER
DAVIDSON COUNTY, TN.

CAMT	80000.00
CON TX	296.00
PRFEE	1.00
MISC	8.00
CFEE	2.00
TOTAL	307.00
CHECK	307.00

08/24/99 01 09:48 0001 9786

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1505785