PICK-UP

FROM: **JAMES R. KELLEY**
SUBSTITUTE TRUSTEE

TO: **CAPITAL BANK AND TRUST COMPANY**
GRANTEE

Instr:200007110068668 Page: 1 OF 3
REC'D FOR REC 07/11/2000 1:40:56PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $1616.90

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel No.
Capital Bank and Trust Company		Map 116-14
1820 West End Avenue	SAME	Parcel 31
Nashville, TN 37203		

This instrument prepared by: Neal & Harwell, PLC, 2000 First Union Tower, 150 Fourth Avenue, North, Nashville, Tennessee 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $437,000.00.

AFFIANT

Subscribed and sworn to before me, this the 10th day of July, 2000.

NOTARY PUBLIC

My Commission Expires: 03-24-01

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by deed of trust dated March 19, 1999, of record in Book 11401, Page 992, Register's Office for Davidson County, Tennessee, hereinafter referred to as "Deed of Trust," The Allen A. Almond Trust conveyed to Larry L. Westbrook, Trustee, the hereinafter described real estate, hereinafter referred to as "Property," to secure an indebtedness evidenced by a note of even date therewith, which note is fully described in the Deed of Trust, hereinafter referred to as the "Note"; and

WHEREAS, default having occurred in the payment of the Note, and in accordance with the terms of the Note and Deed of Trust, the holder thereof declared the entire indebtedness due and owing; and

WHEREAS, the lawful owner and holder of the indebtedness, by the terms of a certain instrument of record as Instrument No. 200005090046843, Register's Office for Davidson County, Tennessee, appointed James R. Kelley, Substitute Trustee, in the place and stead of Larry L. Westbrook, Trustee; and

WHEREAS, the owner and holder of the indebtedness directed James R. Kelley, Substitute Trustee, to sell the Property, and in accordance with the terms thereof, and pursuant to said direction, James R. Kelley, Substitute Trustee, did advertise the Property for sale as provided in the Deed of Trust and Note, and the Property was advertised to be sold at 11:00 a.m., on July 7,

2000, at the front door of the Courthouse in Davidson County, Tennessee, at public outcry, to the highest and best bidder for cash, free from the equity of redemption, homestead and dower, and all other exemptions of every kind, all of which are expressly waived in the Deed of Trust, and advertisement of sale was duly published in the Nashville Record, a newspaper of general circulation in Davidson County, Tennessee, on June 15, June 22 and June 29, 2000; and

WHEREAS, at the time and place of said sale, and upon the Property being offered under the terms hereinabove set forth, Capital Bank and Trust Company, acting through its agent, Jeff Irwin, was the highest and best bidder;

NOW, THEREFORE, the undersigned, James R. Kelley, Substitute Trustee, pursuant to the bid of Capital Bank and Trust Company, acknowledges receipt of the sum of Four Hundred Thirty-Seven Thousand Dollars ($437,000.00), which was the highest bid, and for and in consideration of said bid, has bargained and sold, and by these presents does hereby transfer and convey unto Capital Bank and Trust Company, its successors and assigns, the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lots 60 and 61 on the Plan of Belle Meade Subdivision, as of record in Book 1130, Page 3, Register's Office for said county, to which plat reference is made for a more complete and accurate legal description.
>
> Being the same property conveyed to the Allen A. Almond Trust by warranty deed from Bernard Burns, Jr., and wife, Patsy Love Burns, of record in Book 11401, Page 990, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 214 Scotland Place, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Capital Bank and Trust Company, its successors and assigns, forever; and James R. Kelley, Substitute Trustee, does hereby transfer, assign, and set over unto Capital Bank and Trust Company, all of his right, title and interest in the said property as Substitute Trustee, but no further or otherwise.

IN WITNESS WHEREOF, the said James R. Kelley, Substitute Trustee, has executed this instrument on this the 10 day of July, 2000.

JAMES R. KELLEY,
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 James R. Kelley, Substitute Trustee, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained in his capacity as Substitute Trustee.

Witness my hand and seal, at office in Nashville, Tennessee, this the 10th day of July, 2000.

Sherry A. Vaughn
NOTARY PUBLIC

SHERRY A. VAUGHN NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 03-24-01

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