Davidson County DEEDTRS
Recvd: 11/07/00 09:50 3pgs
Fees:15.00 Taxes:150.96
20001107-0110398

PREPARED BY: T. LARRY EDMONDSON
ATTORNEY AT LAW
800 BROADWAY
NASHVILLE, TN 37203

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PAR.
Bank of America, N.A. P.O. Box 21963 Greensboro, NC 27420	Same	102-4-217

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, default was made in the terms, conditions and payments provided for and made in a Deed of Trust dated June 19, 1998, executed by Patricia A. Maclean, an unmarried person to Ron Suedekum, Trustee, of record in Book 11043, Page 185, Register's Office for Davidson County, Tennessee; and

WHEREAS, Bank of America, N.A., the owner and holder of the indebtedness secured by said Deed of Trust of record in Book 11043, Page 185, Register's Office for Davidson County, Tennessee, replaced said Trustee by naming T. Larry Edmondson, as Substitute Trustee by an instrument of record as Instrument No. 200003200028090, Register's Office for Davidson County, Tennessee; and

WHEREAS, T. Larry Edmondson, Substitute Trustee, caused said real property to be advertised in accordance with the provisions of said Deed of Trust, advertising in the Nashville Record three times on October 5th, October 12th and October 19th, 2000 that said property would be sold at 10:00 A.M. prevailing time on November 2, 2000, in the front door of the Davidson County Courthouse, Nashville, Tennessee, to be knocked off and sold to the highest, best and last bidder for cash, and free from the equity of redemption, homestead, dower and all other exemptions as provided in said Deed of Trust; but subject to any and all mortgages, liens, claims and unpaid taxes which may be a lien against said property.

WHEREAS, the Substitute Trustee personally appeared and offered said property for sale at public outcry and the highest, best and last bid received was the sum of Forty Thousand Eight Hundred and No/100 Dollars ($40,800.00) by Bank of America, N.A., hereinafter referred to as "Grantee") and said property was knocked off and sold to the Grantee.

NOW, THEREFORE, in consideration of the premises and sum of Forty Thousand Eight Hundred and No/100 Dollars ($40,800.00) cash in hand paid by the Grantee, T. Larry Edmondson, Substitute Trustee, has this day sold and by these premises, does transfer and convey to Grantee, its/their heirs and assigns, a certain tract or parcel of land situated in Davidson County, Tennessee, and described as follows:

All that certain parcel of land situated in City of Nashville, being known as Lot 1308-A on the Plan of Zone Lot Division of Lots 1308 and 1309, Charlotte Park, Section 18-A, in Plat Book 6200, Page 1, and being more fully described in Deed Book 10955, Page 318, recorded on 06/02/98 among the land records of Davidson County, TN.

Being the same property conveyed to Patricia A. Maclean by deed from Ryan S. Maclean dated 05/29/98, recorded 06/02/98, in Deed Book 10955, Page 318.

The street address of the above described property is believed to be 6511A Thunderbird Drive, Nashville, TN 37209.

To have and to hold the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to the Grantee, is/their heirs, successors, and assigns, forever.

And the Substitute Trustee covenants with the said Grantee that he is lawfully seized and possessed of said real property as Substitute Trustee only, and by the terms of the above-mentioned Deed of Trust, has a good right to sell and convey the same.

The Substitute Trustee further covenants and binds himself/his successors and assigns, to warrant and forever defend the title to said real estate to the Grantee, its/their heirs and assigns, against the lawful claims of any persons claiming by or through him as Substitute Trustee, but no further or otherwise; it being the intention of the Substitute Trustee only to convey to Grantee no greater title in the subject real estate than he received as Substitute Trustee and that, as Substitute Trustee, he has the right to sell and convey.

This sale is subject to all matters shown on any applicable recorded Plat or Plan; any unpaid taxes which exist as a lien against said property; any restrictive covenants, easements or setback lines that may be applicable; any statutory rights of redemption not otherwise waived in the Deed of Trust, including rights of redemption or any governmental agent, state or federal; and any prior encumbrances that may exist against the property. This sale is also subject to any matter that an accurate survey of the premises might disclose.

Witness my hand this 2nd day of December 2000.

T. LARRY EDMONDSON
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 T. Larry Edmondson, Substitute Trustee, 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.

Witness my hand and seal at office this 2nd day of November 2000.

Lea S. Rickard
NOTARY PUBLIC

MY COMMISSION EXPIRES:

11-29-2003

LEA S. RICKARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 40,800.00.

Larry Edmondson
AFFIANT

Sworn to and subscribed before me on this the 2nd day of November 2000.

Lea S. Rickard
NOTARY PUBLIC

MY COMMISSION EXPIRES:

11-29-2003

LEA S. RICKARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE