This Instrument Prepared By:
Richard K. Smith
Parker, Lawrence, Cantrell & Dean
200 Fourth Avenue, North
5th Floor, Noel Place
Nashville, Tennessee 37219

Owner: Regions Bank of Tennessee
Send Tax bills to:
315 Union Street, P.O. Box 305171
Nashville, Tennessee 37230-5171
Tax Map: 53 D, Group: A, Parcel 2.01

Davidson County DEEDTRS
Recvd: 07/26/01 12:31 3pgs
Fees:18.00 Taxes:418.10
20010726-0079450

TRUSTEE'S DEED

WHEREAS, Provident Properties, LLC, conveyed to Richard G. Rhodes, Trustee, by Deed of Trust, dated April 12, 2000, of record as Instrument No. 200004260041290 of the Register's Office for Davidson County, Tennessee, the hereinafter described real property, to secure payment of a Promissory Note as more fully described in said Deed of Trust, payable to Regions Bank of Tennessee; and

WHEREAS, Kathryn A. Brothers has been appointed Successor Trustee by the owner and holder of said Note by instrument of record as Instrument No. 200106190065130 of the Register's Office for said County; and

WHEREAS, default occurred in the terms and conditions of said Note and/or Deed of Trust and the lawful owner called on Kathryn A. Brothers, Successor Trustee, to advertise the property for sale pursuant to the provisions of the Deed of Trust. The Successor Trustee did, therefore, pursuant to the authority vested in her as Successor Trustee, and pursuant to the terms and provisions of said Deed of Trust advertise the property by publishing a Notice of Sale in the Nashville Record, a newspaper published in Davidson County, Tennessee, advertising the sale of the property on July 5, July 12, and July 19, 2001 at the courthouse in Nashville, Davidson County, Tennessee at public outcry to the highest bidder for cash, free from the equity of redemption, homestead, dower and all other exemptions of every kind, but subject to any and all taxes, liens, restrictions, restrictive covenants, easements, setback lines, encumbrances, and rights pertaining thereto which may effect the property.

Pursuant to said Notice of Sale, the Successor Trustee, at the time and place affixed therein, offered the property for sale to the highest bidder for cash and sold said property to Regions Bank, for the sum of One Hundred Thirteen Thousand and 00/100 ($ 113,000.00), this being the highest and best bid received therefor.

The owner and holder of the indebtedness for which the property was sold having applied the amount of the bid toward payment of its note and its permissible expenses and fees incurred as of the date of sale, the Successor Trustee has this date bargained and sold and does hereby sell, transfer and convey unto Regions Bank of Tennessee, its successors and assigns, the following described real property:

A certain tract or parcel of land lying and being in Davidson County, Tennessee, more particularly described as follows:

Tract 1:
Land in Davidson County, Tennessee, being Unit 44 in a Horizontal Property Regime, located on the Plat of Bell Forest of record in Book 5200, Page 167, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for more complete and accurate legal description.

Being the same property conveyed to Provident Properties, LLC, by Warranty Deed from Allen A. Almond Trust being recorded simultaneously herein.

Property also known as 210 Old Hickory Boulevard, No. 44 in Nashville, Tennessee, 37221.

Tract 2:
Land in Davidson County, Tennessee, being Unit 45 in a Horizontal Property Regime, located on the Plat of Bell Forest of record in Book 5200, Page 167, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for more complete and accurate legal description.

Being the same property conveyed to Provident Properties, LLC, by Warranty Deed from Allen A. Almond Trust being recorded simultaneously herein.

Property also known as 210 Old Hickory Boulevard, No. 45, Nashville, Tennessee, 37221.

TO HAVE AND TO HOLD, the aforesaid real estate, together with all improvements thereon, upon the said Regions Bank of Tennessee its successors and assigns, in fee simple, forever, in bar of the equity of redemption, homestead and dower and all other exemptions of every kind, but subject to all being put in previous writing.

And the Successor Trustee does hereby transfer, assign and set over to the said Regions Bank of Tennessee, its successors and assigns all the covenants and warranties contained in the aforesaid Deed of Trust, and does hereby warrant the title as fully as she is authorized to do as Successor Trustee, but no further or otherwise. The Property is sold, however, without any other warranty as to the quantity or quality thereof, and expressly subject to the following:

1. 2001 State and County Taxes, a lien, but not yet due and payable.

2. Any restrictive covenants of record in the Plat of Bell Forest in Book 5200, Page 167, Register's Office for Davidson County, Tennessee.

3. Encroachments, overlaps, boundary line disputes and any other matters which would be disclosed by an accurate survey or inspection of the premises.

4. Easement or claims of easements not shown by public records.

5. Any and all unpaid taxes and special assessments.

6. Any and all restrictions, easements, set-back lines, deeds of trust, or other prior encumbrances of record, including rights of redemption of any governmental agency, state or federal.

7. Any zoning ordinance of the City of **Nashville** or **Davidson** County, Tennessee.

8. Title to that portion of the premises embraced within the bounds of any public roads or highways.

9. No warranty, express or implied, is made by the Trustee or the holder of the indebtedness as to the condition of the property or the improvements located thereon.

WITNESS my hand this 26th day of July, 2001.

Successor Trustee

Kathryn A. Brothers

Kathryn A. Brothers

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Glenda Lorene Perry, a Notary Public, in and for the above state and county, the above-signed Kathryn A. Brothers, with whom I am personally acquainted, or who identified herself to my satisfaction, who acknowledged herself to be the Successor Trustee, and who acknowledged that as such Successor Trustee, she was authorized to sign the foregoing document and duly being sworn she did so sign by affixing her name hereto.

Witness my hand and seal this 26 day of July, 2001.

My Commission Expires:

11 October, 2003

Glenda Lorene Perry
NOTARY PUBLIC

AFFIDAVIT

The actual consideration or value of this transfer whichever is greater is $One Hundred Thirteen Thousand -00/100 ($ 113,000.00).

Randy Mingle
AFFIANT

Sworn to and subscribed before me this 26 day of July, 2001.

Glenda Lorene Perry
NOTARY PUBLIC

My Commission Expires:

11 October, 2003