PICK-UP

This instrument prepared by:
Leon Sharber, Attorney
1161 Murfreesboro Road, Ste. 505
Nashville, TN 37217

Send Tax Bills to New Owner(s):
Ted R. Wells
300 Westchester Drive
Madison, TN 37115

Map 72-15 Group_____ Parcel 261.00

Davidson County DEEDTRS
Recvd: 09/03/03 13:21 3pgs
Fees:18.00 Taxes:370.00
20030903-0127648

TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the debt and obligations, terms and conditions, provided for in a Deed of Trust, dated September 1, 2000, to Leon Sharber, Trustee, executed by Sarah Mootry as same appears of record in Instrument No. 200009120090244, Register's Office for Davidson County, Tennessee; and default having been made on the payment, obligation terms and conditions, provided therein, and said default has not been corrected:

WHEREAS, the said Leon Sharber, Trustee, is thereby vested with the title to the property described in said Deed of Trust for all purposes therein contained, and he is clothed with all the powers, duties and obligations therein contained, and

WHEREAS, the entire indebtedness secured by the above referenced instrument has matured and is past due and unpaid, the owner thereof requested the undersigned to advertise and sell the security according to the terms of said instruments; and

WHEREAS, in accordance with said request, the said real estate was advertised in The Nashville Record, a newspaper published in Davidson County, Tennessee, the first insertion appearing on June 19, 2003, and subsequent insertions appearing on June 26, 2003 and July 3, 2003, giving the time, terms, place of sale and description of the real estate; and

WHEREAS, on July 18, 2003, at 1:00 p.m., being the time and date, at front door of the Courthouse in Nashville, Davidson County, Tennessee, being the place mentioned in said advertisements, the undersigned offered said real estate for sale in accordance with all the terms and requirements in the above referenced instrument, and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Ted R. Wells at and for a sum of ONE HUNDRED THOUSAND ($100,000.00) DOLLARS, which was the highest and best bid in connection therewith; and

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Trustee the expenses of sale, the balance being applied upon said indebtedness for which the property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Ted R. Wells, of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Leon Sharber as Trustee, does hereby grant, bargain, sell and convey to the said Ted R. Wells, his successors an assigns, in fee simple forever, the property above

mentioned and now further described as being in the County of Davidson, and State of Tennessee, to-wit:

This is improved property located at: 104/106 McKennell Drive, Nashville, TN 37206

Being Lot No. 16 and Lot No. 17 on the Plan of M.P. Estes S/D, of record in Book 843, Page 39, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and detailed description.

For source of title reference is made to Instrument No. 200009120090243, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereto belonging or in any wise appertaining unto Ted R. Wells, his successors and assigns, in fee simple forever, to whom the said Leon Sharber, Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Trustee, but no further or otherwise.

IN WITNESS WHEREOF, Leon Sharber, as Trustee, has executed this instrument on the 18th day of July, 2003.

Leon Sharber Trustee

LEON SHARBER
TRUSTEE

STATE OF TENNESSE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Leon Sharber, Trustee the within named bargainor, with whom I am personally aquainted and who acknowledged that he executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at office in Nashville, Tennessee, this the 18th day of July, 2003.

Notary Public

My Commission expires: January 18, 2005

MARK R. SHARBER
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, to the best of my knowledge and belief, for this transfer is $100,000.00.

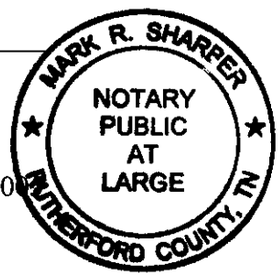
Angela E Harlen

AFFIANT

Sworn to and subscribed before me,

This 18th day of July, 2003

Notary Public



My Commission expires: January 18, 20