THIS INSTRUMENT PREPARED BY: Larry D. Craig, Attorney, CRAIG & DRAKE, 305 Fourteenth Avenue, North, Nashville, Tennessee 37203

Davidson County DEEDTRS
Recvd: 10/30/08 08:31 3 pgs
Fees:18.00 Taxes:7400.00
20081030-0108180

SUCCESSOR TRUSTEE'S DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel Numbers
Pinnacle National Bank 211 Commerce Street, Suite 300 Nashville, Tennessee 37201 Attn: OREO Department	Same	Map 144-07-0 Parcel 021.00

WHEREAS, W & N Investments, LLC, by Deed of Trust (the "Deed of Trust") dated May 19, 2006, transferred and conveyed to Jason K. West, Trustee, the property described in Exhibit A hereto (the "Property"), the Deed of Trust being of record in Instrument No. 20060207-0015325, Register's Office for Davidson County, Tennessee; and

WHEREAS, a Successor Trustee has been appointed by the lawful owner and holder of the indebtedness secured by the Deed of Trust, the Appointment of Successor Trustee being of record in Instrument No. 20080925-0097387, said Register's Office; and

WHEREAS, the indebtedness secured by the Deed of Trust has become overdue and unpaid, and the lawful holder and owner of said debt has called upon the Successor Trustee to foreclose the Deed of Trust; and

WHEREAS, the Successor Trustee, after due advertisement as required by law and as required by the terms of the Deed of Trust, offered the Property for sale to the highest bidder for cash, at public outcry, at twelve (12:00 p.m.), o'clock, noon, on October 21, 2008, at the Register of Deeds Office for Davidson County, Tennessee, Sommet Center, 501 Broadway, in Nashville, Tennessee, when and where Pinnacle National Bank ("Grantee"), became the last and highest bidder for cash at the price of Two Million ($2,000,000.00) Dollars.

NOW, THEREFORE, in his capacity as Successor Trustee, and not otherwise, and in consideration of the premises and payment of the sum stated above, the receipt and sufficiency of which are acknowledged, Larry D. Craig, Successor Trustee, hereby conveys the Property to the Grantee and the Grantee's heirs or successors and assigns.

TO HAVE AND TO HOLD the Property in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey.

Larry D. Craig, as Successor Trustee, and not otherwise, warrants the title to the Property to the Grantee and Grantee's heirs or successors and assigns, against the lawful claims of all persons claiming by, through or under him. The quantity or quality thereof, and expressly subject to the following:

1. Any and all unpaid taxes and assessments, plus interest and penalty, if any.

2. Any and all other prior restrictions, encumbrances, or liens of any nature.

Words used herein indicating number or gender shall be read as context may require.

Dated this 29th day of October, 2008.

LARRY D. CRAIG, as Successor Trustee, and not otherwise.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named Larry D. Craig, Successor Trustee, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of October, 2008.

NOTARY PUBLIC

My Commission Expires: 9/25/2010

THOMAS J. DRAKE JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT 25, 2010

The actual consideration for this transfer or value of the property transferred, whichever is greater, is $2,000,000.00.

Scott Hatcher, SVP
AFFIANT

Subscribed and sworn to before me this 29th day of October, 2008.

NOTARY PUBLIC

My Commission Expires: 9/25/2010

THOMAS J. DRAKE JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT 25, 2010

EXHIBIT "A"

Being Lot No. 17, Section III, Chickering Park, as of record in Book 2663, Pages 90 and 91, Register's Office for Davidson County, Tennessee, and described as follows:

Beginning at a point in the easterly margin of Balbade Drive, at the corner of Lots Nos. 16 and 17; thence with the line between said lots, easterly 530 feet to a point in the westerly line of Lot No. 18; thence with the line between Lots Nos. 17 and 18; northerly 484 (as changed to 431.6 feet by Surveyor's Certificate of record in Book 3402, Page 454, said Register's Office), to a point in the southerly margin of Chateau Lane; thence with the margin of the same, around a slight curve, westerly 220 feet to a point at the beginning of a curve, near the intersection of Balbade Drive; thence around said curve, southwesterly 39.27 feet to a point in the easterly margin of Balbade Drive; thence with the margin of the same, southerly 191.9 feet to the beginning.

Being the same property conveyed to W & N Investments, LLC by quitclaim deed from Randall E. Williams of record in Instrument No. 20060207-0015324, Register's Office for Davidson County, Tennessee.

This is improved property known as 1138 Balbade Drive, Nashville, Tennessee 37215.