Address New Owner:	Send Tax Bills To:	Map/Parcel Number
FirstBank 200 Fourth Avenue North, Suite 100 Nashville, TN. 37219	Same	04301000800 04301031100
This instrument prepared by: Bradley Arant Boult Cummings LLP (CSS) 1600 Division Street, Suite 700, P.O. Box 340025, Nashville, TN 37203		

SUCCESSOR TRUSTEE'S DEED

WHEREAS, Amqui Station, LLC Inc., a Tennessee limited liability company, by Deed of Trust of record as Instrument No. 20080627-0066167, as modified by that certain First Modification of Deed of Trust and Assignment of Rents and Leases of record as Instrument No. 20130717-0074032 (as modified, the "Deed of Trust"), transferred and conveyed to Investors Title Company, Trustee, the property described in Exhibit A, attached hereto and made a part hereof (the "Property"), 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, said Appointment of Successor Trustee being of record as Instrument No. 20140909-0082463, in said Register's Office;

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 eleven o'clock ante meridian (11:00 a.m.), October 3, 2014, at the main door of the Davidson County Courthouse, located at 1 Public Square in Nashville, Tennessee, when and where **FIRSTBANK**, a Tennessee banking corporation ("Grantee"), became the last and highest bidder for cash at the price of Five Hundred Thousand and No/100 Dollars ($500,000.00).

BILL GARRETT, Davidson County
Trans:T20140076482 DEEDTRS
Recvd: 10/09/14 11:45 4 pgs
Fees:23.00 Taxes:1850.00
20141009-0093752

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $500,000.00.

Barbara Lynnes
Affiant

Subscribed and sworn to before me, this the 3rd day of October, 2014.

BRENDA L. FARMER
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY, TENN.

Brenda L. Farmer
NOTARY PUBLIC
My Commission Expires: 12-8-2014

My Commission Expires DEC. 8, 2014

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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, Charles S. Sanger, Successor Trustee hereby conveys the Property to the Grantee and the Grantee's successors and/or 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 the same.

Charles S. Sanger, as Successor Trustee, and not otherwise, warrants the title to the Property to the Grantee and Grantee's successors and assigns, against the lawful claims of all persons claiming by, through or under him. The Property is sold, however, without any other warranty of title, and the sale is expressly subject to any and all prior liens, encumbrances, deeds of trust, easements, restrictions, building lines, unpaid taxes and assessments (plus penalty and interest, if any), and any redemptive rights, plus any and all other matters and encumbrances superior in right to the lien of the Deed of Trust.

The Property is sold "AS IS," and neither the Successor Trustee nor the beneficiary of the Deed of Trust nor any agent or attorney therefor makes any warranty as to the condition, quality or quantity thereof, including, but not limited to, the enforceability of any lease affecting the Property, the existence or absence of defaults thereunder or the effect of this foreclosure sale on the rights of any party under such a lease.

The is improved property known as 101 E. Campbell Road, and .750 acres of unimproved property located on E. Campbell Road, Nashville, Davidson County, Tennessee.

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

Dated this 3rd day of October, 2014.

Charles S. Sanger, Trustee

Charles S. Sanger, as Successor Trustee, and
not otherwise

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Barbara Kimmins, a Notary Public in and for said County and State, the within named Charles S. Sanger, Successor Trustee, the bargainor, with whom I am personally acquainted (or to me proved on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 3rd day of October, 2014.

Barbara Kimmins

Notary Public
My Commission Expires: _____

BARBARA KIMMINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires AUG 17, 2015

EXHIBIT "A"

TRACT 1:

Land in Davidson County, Tennessee, being Lot(s) 1 and 2, as shown on the map entitled Final Subdivision Plan of Re-Subdivision of Lot 31 and a portion of Lot 30 Bransford Realty Company's Amqui Subdivision, of record in Book 7900, Page 964, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to AMQUI STATION, LLC, by deed from RONALD E. NOLLNER AND WIFE, BEVERLY NOLLNER, of record as Instrument No. 20030407-0045446, dated April 1, 2003, said Register's Office.

TRACT II:

Being a portion of a tract of land lying in the Third Councilmanic District, Metropolitan Nashville, Davidson County, Tennessee. Said tract being bounded on the north by Madison Business Park, on the east by CSX Railroad, on the south by Old Campbell Road and on the west by New Campbell Road and being more particularly described as follows:

Beginning at an iron rod (new) at the intersection of the centerline of Old Campbell Road and the westerly right-of-way of CSX Railroad, said iron rod (new) also being the southeast border of the herein described tract; thence, with said centerline of Old Campbell Road North 87 degrees 52 minutes 21 seconds West, 261.15 feet to a P.K. Nail (new); thence,

Leaving said centerline North 02 degrees 35 minutes 15 seconds East, 25.00 feet to a P.K. Nail (new), said P.K. Nail (new) lying in the southerly right-of-way line of the New Campbell Road as dedicated by Council Bill No. 092-4 12 and the northerly right-of-way line of Old Campbell Road; thence,

With said southerly right-of-way line South 87 degrees 52 minutes 21 seconds East, 114.79 feet to an iron rod (new), said iron rod (new) lying at the intersection of the easterly right-of-way line of New Campbell Road and the northerly right-of-way of Old Campbell Road; thence,

Leaving said Old Campbell Road and with said easterly right-of-way of New Campbell Road with a curve to the left having a central angle of 48 degrees 33 minutes 54 seconds, a radius of 330.00 feet, a tanget of 148.88 feet, a length of 279.71 feet and a chord bearing and distance of North 34 degrees 00 minutes 23 seconds East, 271.42 feet to an iron rod (new); thence,

Continuing with said easterly right-of-way North 09 degrees 43 minutes 27 seconds East, 321.30 feet to an iron rod (new), said iron rod (new) lying in the southerly line of Lot 1 as shown on the plan of Madison Business Park of record in Book 7900, Page 434, Register's Office for Davidson County, Tennessee; thence,

With leaving said easterly right-of-way with said Madison Business Park South 87 degrees 46 minutes 18 seconds East, 21.75 feet to an iron rod (new) lying in the westerly right-of-way line of CSX Railroad, said iron rod (new) also being located North 87 degrees 46 minutes 18 seconds West, 0.51 feet from a metal fence post and said iron rod (new) being the northeast corner of the herein described tract; thence,

With said westerly right-of-way of CSX Railroad with a curve to the right having a central angle of 04 degrees 42 minutes 03 seconds, a radius of 5679.60 feet, a tangent of 233.13 feet, a length of 466.00 feet and a chord bearing and distance of South 07 degrees 47 minutes 10 seconds West, 465.86 feet to an iron rod (new); thence,

Continuing with said Railroad right-of-way South 10 degrees 06 minutes 39 seconds West, 111.40 feet to the POINT OF BEGINNING, containing 32,657 square feet or 0.750 acres, more or less, as calculated by the above described courses and distances.

Being the same property conveyed to AMQUI STATION, LLC, A TENNESSEE LIMITED LIABILITY COMPANY, by quitclaim deed from RONALD E. NOLLNER AND WIFE, BEVERLY NOLLNER of record as Instrument No. 20080627-0066166, Register's Office for Davidson County, Tennessee.

Included in the above description is a parcel of land containing 2,351 square feet or 0.054 acres, more or less, which lies within a public use easement for Campbell Road.