This Instrument Prepared by:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
17 West Pontotoc
Memphis, Tennessee 38103
(901) 578-9914

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 28, 1986 and recorded on September 2, 1986 at Book 6966, Page 132 in the Register's Office of DAVIDSON County, Tennessee, William L. Gnegy, and Linda Gnegy conveyed to J. R. Cannon, as Trustee for Commerce Union Bank, the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured has appointed the undersigned **ROBERT M. WILSON, JR.** as Successor-Trustee by instrument of record recorded on August 10, 1998 at Book 11058, Page 562 in the Register's Office of DAVIDSON County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust has requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, the said property was, by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust, by which advertisement notice was given that the sale was to be held on February 19, 1999 at the DAVIDSON County Courthouse in Nashville, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to Kip & Koren Dodson, at and for the sum of $57,408.00, that being the highest and best bid offered; and

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

NOW, THEREFORE, in consideration of the premises and the payment by Kip & Koren Dodson, 5161 W. Oak Higland Dr., Antioch, TN 37013 of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Robert M. Wilson, Jr., as Successor-Trustee, does hereby grant, bargain, sell, and convey to the said Kip & Koren Dodson, their successors and assigns, the property above mentioned and now further described as being in DAVIDSON County, Tennessee, to wit:

0556786
IDENTIF. ↑ REFERENCE
MAIL ENV.
99 MAR -5 AM 8:08
ALL TAXES PAID
DAVIDSON COUNTY, TN.
REGISTER
4016 03/05 0101 03CHECK 227.41

Land in Davidson County, Tennessee, being Lot No. 100-B Zone Lot Division of Lots 95 through 100 Chelsea of Priest Lake, Section 2-B, of record in Book 6250, page 786, Register's Office for said County. SAID Lot No. 100B fronts 33.59 feet on the westerly margin of Sheana Way and extends back 140.08 feet on the northerly line and 139.68 feet on the southerly line to a broken line in the rear measuring 60.96 feet thereon.
Being the same property conveyed to the Grantors by deed of even date being recorded simultaneously herewith.

Commonly known as: 2920 Sheana Way, Antioch, TN 37013

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Kip & Koren Dodson, and unto their successors and assigns.

IN WITNESS WHEREOF, the said Robert M. Wilson, Jr., Successor-Trustee, has hereunto set his hand and seal this 1 day of May, 1999.

Robert M. Wilson, Jr.
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 1 day of May, 1999, before me, a notary public within and for the county and state aforesaid, personally appeared Robert M. Wilson, Jr., known to me to be the person described in and who executed the foregoing instrument, and who acknowledged that he executed the same as Successor-Trustee for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

My Commission Expires:

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-24-2006

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $57,408.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert M. Wilson, Jr.

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 1 day of Nov, 1999, before me, a notary public within and for the county and state aforesaid, personally appeared Robert M. Wilson, Jr., known to me to be the person described in and who executed the foregoing instrument, and who acknowledged that he executed the same as Successor-Trustee for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

My Commission Expires:

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-24-2006

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Kip and Koren Dodson
5161 W. Oak Highland Drive
Antioch, TN 37013

Parcel No. 150-03-331.00

W&A No. 725-8087
Loan No. 2985190

DSTDeedforPMI_ASmith_990224_1836

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11369 PG. 454

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

05567786
IDENTIF. ↑ REFERENCE

99 MAR -5 AM 8:08

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	57408.00
CON TX	212.41
PRFEE	1.00
MISC	12.00
CFEE	2.00
TOTAL	227.41
CHECK	227.41

03/05/99 01 08:06 0001 4016

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1433188