SUCCESSOR TRUSTEE'S DEED

STATE OF GEORGIA)
COUNTY OF GWINNETT)

The actual consideration or value, whichever is greater, for this transfer is $38,500.00

Name RON ECKLAND

Title ATTORNEY

Subscribed and sworn before me this the 14th day of February, 2000.

Notary Public

My commission expires: _____

Instr:200003230029447 Page: 1 OF 3
REC'D FOR REC 03/23/2000 9:18:51AM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $142.45

This instrument was prepared by:

Robert S. Coleman, Jr.
1405 North Pierce, Suite 306
Little Rock, Arkansas 72207

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Cornelius & Karen Brown	Cornelius & Karen Brown	Map No. 108-12
3501 Fairmeade Drive	3501 Fairmeade Drive	Parcel No. 83
Nashville, Tennessee37218	Nashville, Tennessee37218	Field Book No. 3D 89416

WHEREAS, Mark E. Dunlap and Karen Dunlap, by Deed of Trust (the "Deed of Trust") Dated September 25, 1996, of record in Book 10211, Page 913 in the Register's office for Davidson County, Tennessee, conveyed to James A. Crislip, as Trustee, the hereinafter described real property to secure the payment of a certain Promissory Note (the "Note") described in the Deed of Trust, which note was payable to United Funding Group, Inc.;

WHEREAS, the undersigned was appointed as Successor Trustee by the owner and holder of the Note by instrument of record in Book 11694, at Page 984 in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Note demanded that the Successor Trustee foreclose the Deed of Trust; and

WHEREAS, pursuant to instructions of the owner and holder, the Successor Trustee advertised said property for sale in accordance with the terms and provisions of the Deed of Trust, notices of the time and place of said sale having been published in the Nashville Record Newspaper on October 28, 1999, November 4, 1999, and November 11, 1999; and

WHEREAS, the Successor Trustee, as required by the terms of the Deed of Trust, offered for sale to the highest bidder for cash, at public outcry, at the front door of the Davidson County Courthouse in Nashville, Tennessee, at 11:00 a.m. on December 3, 1999, and Cornelius & Karen Brown (hereafter "Grantees") being the highest and best bidder thereof, became the Buyers of said property for the sum of Thirty-Eight Thousand, Five Hundred Dollars and No Cents($38,500.00).

NOW THEREFORE, Robert S. Coleman, Jr., in his capacity as Successor Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantee, its successors, heirs and assigns, certain real property located in Nashville, Davidson County, Tennessee, more particularly described as follows:

See Exhibit "A" attached hereto.

This is improved property known as 1222 Timber Valley Drive, Nashville, Tennessee 37214

TO HAVE AND TO HOLD the aforesaid property free from all legal and equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Deed of Trust, in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey same. Robert S. Coleman, Jr., as Successor Trustee, and not otherwise, warrants the title to said property to the Grantee, its successors, heirs and assigns against lawful claims of all persons claiming by, through or under it, but not otherwise.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 17th day of February, 2000.

as Successor Trustee

STATE OF ARKANSAS)
COUNTY OF PULASKI)

Before me the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT S. COLEMAN, JR., with whom I am personally acquainted and who executed the foregoing instrument for the purpose therein contained.

Witness my hand this 17th day of February, 2000.

My Commission Expires:
5-18-09

ANGEL A. WEBER COM. EXP. NOTARY PUBLIC 5-18-2009 PULASKI COUNTY, AR

Notary Public

EXHIBIT "A"

Legal Description

DESCRIBED LAND SITUATED IN NASHVILLE, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, BEING LOT NO. 110-A, ZONE LOT DIVISION LOTS 110, 111, 112, AND 113, EAST LAKE SUBDIVISION, SECTION FOUR OF RECORD IN PLAT BOOK 6250 PAGE 246, AMENDED IN PLAT BOOK 5800 PAGE 245, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO MARK E. DUNLAP BY DEED FROM JACK KEMP SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF RECORD IN BOOK 8489 PAGE 16 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE. KAREN DUNLAP JOINS IN THIS CONVEYANCE FOR THE PURPOSE OF CONVEYING ANY RIGHT, TITLE AND INTEREST IN AND TO SAID PROPERTY WHICH SHE MAY HAVE MARITAL OR OTHERWISE.