RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Samuel C. Bell and Alyson N. Bell

GRANTEE(s)
Secretary of Veteran's Affairs

Davidson County DEEDTRS
Recvd: 02/20/01 12:29 3pgs
Fees:14.00 Taxes:0.00
20010220-0015453

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 31, 1993 and recorded on September 2, 1993 at Book 9068, Page 182 in the Register's Office of DAVIDSON County, Tennessee, Samuel C. Bell, and Alyson N. Bell conveyed to L. Patrick Sandlin, Shelby County, Tennessee, as Trustee for Community Mortgage Corporation, 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 January 12, 2001 as Instrument No. 20010112-0004000 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 5, 2001 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 BA MORTGAGE, L.L.C. (A WHOLLY-OWNED SUBSIDIARY OF BANK OF AMERICA, N.A.), SUCCESSOR IN INTEREST BY MERGER OF NATIONSBANC MORTGAGE CORPORATION, at and for the sum of $118,680.88, that being the highest and best bid offered; and

WHEREAS, the said BA MORTGAGE, L.L.C. (A WHOLLY-OWNED SUBSIDIARY OF BANK OF AMERICA, N.A.), SUCCESSOR IN INTEREST BY MERGER OF NATIONSBANC MORTGAGE CORPORATION has assigned its interest in the said property to the Secretary of Veterans Affairs, and unto its successors and assigns; 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 BA MORTGAGE, L.L.C. (A WHOLLY-OWNED SUBSIDIARY OF BANK OF AMERICA, N.A.), SUCCESSOR IN INTEREST BY MERGER OF NATIONSBANC MORTGAGE CORPORATION 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 Secretary of Veterans Affairs, its successors and assigns, the property above mentioned and now further

described as being in DAVIDSON County, Tennessee, to wit:

A parcel of land in the 9th Civil District of Davidson County, Tennessee, on the southerly side of Charlotte Pike, being a portion of a 12 acre tract of record in Book 2032 Page 628, Register's Office for said county.

Beginning at an iron stake on the southern margin of Charlotte Pike, same being W.M. Sawyer's northwest corner; thence with said W.M. Sawyer's westerly line, south 22 degrees 30 minutes east, 195 feet to an iron stake in W.M. Sawyer's line; thence leaving Sawyer's line going south 58 degrees 20 minutes west, 68 feet to an iron stake, with an elm pointer; thence north 44 degrees west,48 feet to an iron stake; thence north 26 degrees west, 158 feet to an iron stake on margin of Charlotte Pike; thence with margin of Charlotte Pike, north 65 degrees east, 93 feet to point of beginning, containing .45 acre, more or less.

Being the same property conveyed to Borrower by deed recorded simultaneously herewith. Subject to all restrictions, right-of-way easements and other conditions contained in deed forming the chain of title to the captioned property.

Commonly known as: 8101 Charlotte Pike, Nashville, TN 37221

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 the Secretary of Veterans Affairs, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Robert M. Wilson, Jr., Successor-Trustee, has hereunto set his hand and seal this 14th day of February, 2001.

Robert M. Wilson, Jr.
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 14th day of February, 2001, 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: 08/06/07

W&A No. 821-200211

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 $0.00, 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 14th day of February, 2001, 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 PULASKI COUNTY, AR

Notary Public

My Commission Expires: 08/06/07

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Department of Veterans Affairs
Regional Office
110 9th Avenue South
Nashville, Tennessee 37203

Parcel No. 127-87.00

Loan No. 0001102698
VA No. 202060414862

DSTDeedforVA_SBeets_010210_ 951

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
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Little Rock, Arkansas 72211
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