Davidson County DEEDTRS
Recvd: 04/02/01 13:46 3pgs
Fees:15.00 Taxes:166.13
20010402-0031333

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on September 12, 1997, Katherine M. Schuster, unmarried, executed to D. J. Bereuch, Trustee, a certain deed of trust conveying to him as Trustee, certain property hereinafter fully set forth and described, which deed of trust is of record in Book 10609, Page 355 in the Register's Office of Davidson County, Tennessee (the "Deed of Trust"); and

WHEREAS, under instrument of record No. 20010123-0006827 in said Register's Office, the above named trustee has been replaced by E. Franklin Childress, Jr., Clifford D. Pierce, Jr. and S. Jonathan Garrett, as substitute trustees, any one of whom is empowered to serve with all the title, powers, and duties of the original Trustee named in said Deed of Trust described above; and

WHEREAS, default having been made in the payment of the debts and the performance of the obligations secured by said Deed of Trust, Associates Financial Services Company of America, Inc., as the owner thereof, requested the undersigned to advertise and sell the security according to the terms thereof; and

WHEREAS, in accordance with said request, the said real estate described in said Deed of Trust was advertised for sale in THE NASHVILLE RECORD, a newspaper published in Nashville, Tennessee, the first insertion appearing on February 15, 2001, and subsequent insertions appearing on February 22, 2001, and March 1, 2001, giving the time, terms, place of sale, and description of the real estate; and

WHEREAS, at twelve o'clock noon on Friday, March 9, 2001, being the time and at the north door of the Court House, Nashville, Davidson County, Tennessee, being the place mentioned in said advertisement, the undersigned offered said real estate for sale in accordance with all the terms and requirements in said Deed of Trust and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Associates Financial Services Company of America, Inc., at and for the sum of $44,900.00 which is the highest and best bid in connection therewith;

NOW, THEREFORE, the undersigned in consideration of the premises and the payment of said bid, which amount has been applied toward the payment of said indebtedness, hereby bargains, sells, conveys, and confirms unto said Associates Financial Services Company of America, Inc., the following real estate situated and located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 21 of Block "B" on the Map of Overlook Estates as of record in Book 843, Page 105, Register's Office for said County.

Said Lot No. 21 fronts 50 feet on the northerly side of Wiley Street, and runs back between parallel lines 135 feet to a dead line.

Being the same property conveyed to Katherine M. Schuster, unmarried, by deed from Associates Financial Services Company, Inc., of record in Book 10609, Page 352 in said Register's Office.

The conveyance of the aforesaid property is subject to unpaid property taxes, assessments, subdivision restrictions, building lines, and easements of record in the Davidson County Register's Office.

IN WITNESS WHEREOF, Clifford D. Pierce, Jr., as Substitute Trustee has hereunto set his hand this the 9th day of March, 2001.

CLIFFORD D. PIERCE, JR.
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 9th day of March, 2001, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Clifford D. Pierce, Jr., to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed as Substitute Trustee.

WITNESS my hand and Official Notarial Seal at office the day and year above written.

NOTARY PUBLIC

My Commission Expires:
9-25-01

STATE OF TENNESSEE
COUNTY OF SHELBY

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $44,900.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me on this 9th day of March, 2001.

NOTARY PUBLIC

NOTARY PUBLIC AT LARGE
SHELBY COUNTY TENNESSEE

My Commission Expires:

9-25-01

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PROPERTY ADDRESS: 243 Wiley Street
Madison, TN 37115

MAIL TAX NOTICE TO: New Owner: Associates Financial Services, Inc.
1111 Northpoint Drive
Bldg. 4, Suite 100
Coppell, TX 75019

PREPARED BY AND RETURN TO: WYATT, TARRANT & COMBS, LLP
1715 Aaron Brenner Drive, Suite 800
Memphis, Tennessee 38120-4367

Tax Parcel Id:043-05-0-199.00