SUCCESSOR TRUSTEE'S DEED

STATE OF ARKANSAS)
COUNTY OF PULASKI)

The actual consideration or value, whichever is greater, for this transfer is $61,321.82

Robert S. Coleman, Jr.

Subscribed and sworn before me this the 9th day of August, 2001.

Notary Public

My commission expires: 5-18-09

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

Davidson County DEEDTRS
Recvd: 08/16/01 10:16 3pgs
Fees:18.00 Taxes:226.89
20010816-0088521

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.
Wells Fargo Bank of Minnesota, N.A.	Wells Fargo Bank of Minnesota, N.A.	Map 44-15
P.O. Box 1217	P.O. Box 1217	Parcel 102
Charlotte, NC 28201-1217	Charlotte, NC 28201-1217	

WHEREAS, Eugene Phillips and Dorothy Phillips, by Deed of Trust (the "Deed of Trust") Dated December 10, 1996, of record in Book 10301, at Page 401, 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 Deed of Trust Note (the "Note") described in the Deed of Trust, which note was payable to Nations Trust Mortgage Corporation. The Deed of Trust was assigned to Wells Fargo Bank of Minnesota, N.A. by instrument of record in the Register's office for Davidson County, Tennessee as Instrument No. 20010425-0041217;

WHEREAS, the undersigned was appointed as Successor Trustee by the owner and holder of the Note by instrument of record as Instrument No. 20010626-0067800, 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 July 12, 2001, July 19, 2001, and July 26, 2001; 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 August 3, 2001, and Wells Fargo Bank of Minnesota, N.A. (hereafter "Grantee") being the highest and best bidder thereof, became the Buyer of said property for the sum of Sixty One Thousand, Three Hundred Twenty One Dollars and Eighty Two Cents ($61,321.82).

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 Old Hickory, Davidson County, Tennessee, more particularly described as follows:

See Exhibit "A" attached hereto.

This is improved property known as 915 Elliston Street, Old Hickory, Tennessee 37138

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 9th day of August, 2001.

Robert S. Coleman, Jr., 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 9th day of August, 2001.

My Commission Expires:
5-18-09

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

Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of Village of Old Hickory, Section "D" of record in Plat Book 1424, page 65, Register's Office for said County, to which referenced is made for a more complete description.

Being the same property conveyed to Dale Eugene Phillips and wife, Dorothy Ann Phillips be deed from Gregory R. Ogden and wife, Kathleen R. B. Ogden of record in Book 8593, page 240, Register's Office for Said County.