Davidson County DEEDTRS
Recvd: 09/28/01 14:20 2pgs
Fees:12.00 Taxes:0.00
20010928-0105181

PICK-UP

SEND TAX BILLS TO:
Tennessee Housing Development Agency
404 James Robertson Parkway
Suite 1114
Nashville, TN 37243

THIS INSTRUMENT PREPARED BY:
Michael I. Mossman, Attorney
Suite 500, One Church St. Bldg.
Nashville, Tennessee 37201

Map-Parcel: 119-10-084.00

SUCCESSOR TRUSTEE'S DEED

WHEREAS, on the 17th day of November, 1993, Donna Turner, executed a Deed of Trust conveying to Thomas F. Baker, IV, Trustee, to secure a note in the amount of $49,874.00, payable to First Tennessee Bank National Association, as fully set forth in said Deed of Trust which is of record in the Register's Office for Davidson County, Tennessee, in Book 9163 , Page 665.

WHEREAS, the said Thomas F. Baker, IV, declined to serve as Trustee, and thereafter Michael I. Mossman was named Successor Trustee by instrument of record at Instrument No. 20010720-0077369, Register's Office for Davidson County, Tennessee; and

WHEREAS, Michael I. Mossman, Successor Trustee, at the request of the holder of said indebtedness, and under and by virtue of the power invested in him as such Successor Trustee, in said Deed of Trust, advertised the said real estate as required by law and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely August 31, 2001, September 7, 2001 and September 14, 2001, in the Nashville Business Journal, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust, and

PURSUANT to said advertisement, on September 26, 2001, at 12:00 P.M. on steps of the Courthouse in Davidson County, Tennessee, he, as such Successor Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the herein above mentioned equity of redemption as provided in said Deed of Trust, but subject to any and all unpaid taxes; restrictive covenants, easements and set back lines; and any and all redemption rights, including rights of redemption of any governmental agency, State or Federal; and any and all other prior liens or encumbrances against said real property, at which time Tennessee Housing Development Agency, submitted the highest and best bid in the amount of $47,970.25.

NOW, THEREFORE, in consideration of the premises, Michael I. Mossman, Successor Trustee, does hereby sell, transfer, and convey to Tennessee Housing Development Agency, their successors and assigns in fee simple, and in bar of all equities above mentioned the following described real property, to wit:

> Land in Davdison County, Tennessee, being Lot No. 65 on the Plan of Hidden Acres, as of record in Plan Book 1130, Page 89, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.
>
> Being the same property conveyed to Donna Turner, by deed from Scott Anderson, a single person, of record in Book 9163, Page 662, said Register's Office.

This is improved property located at 2811 Druid Drive, Nashville, TN 37210.

Michael I. Mossman, Successor Trustee, conveys to Tennessee Housing Development Agency, all the rights conveyed to him as Successor Trustee, in said Deed of Trust, and including such covenants and warranties as he, as such Successor Trustee, may lawfully make, all his actions in the premises being solely as Trustee and not otherwise, under the power vested in him under said Deed of Trust herein above referred to and not as an Individual.

WITNESS, my hand in Nashville, Tennessee this 28th day of September, 2001.

MICHAEL I. MOSSMAN
Successor Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Michael I. Mossman, Trustee, bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 28th day of September, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/24/01

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $47,970.25.

AFFIANT

Sworn to and subscribed before me, this 28th day of September, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 11/24/01