FILE NO.: 475.000201TN\adt
LOAN NO.: 6814\CONV

THIS INSTRUMENT PREPARED
BY & RETURN TO:
Joel A. Freedman, Attorney
Morris, Schneider & Prior, L.L.C.
3300 N.E. Expressway, Building 8
Atlanta, GA 30341

Davidson County DEEDTRS
Recvd: 12/06/01 16:00 2pgs
Fees:13.00 Taxes:358.90

20011206-0134671

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 6, 1999, and recorded in the Register's Office of Davidson County, Tennessee, at Book No. 11702, Page 924, ("Deed of Trust"), Larry Wade Brown conveyed to Wesley D. Turner, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to GRP Financial Services Corp.; and

WHEREAS, **Wells Fargo Bank Minnesota, NA, as Trustee,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at Instrument No. 20011119-0126681, 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 requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in conformity with the laws of Tennessee and the terms and provisions of said Deed of Trust on 9/13/01, 9/20/01, 9/27/01, in THE NASHVILLE RECORD, by which advertisement the sale was was originally scheduled for October 11, 2001 and postponed to October 25, 2001 and was postponed to and held on October 25, 2001, at the Main South entrance in Nashville, Davidson County, Tennessee, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Rick Piliponis, Esq., the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Wells Fargo Bank Minnesota, NA, as Trustee**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $ 97,000.00; and

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by Wells Fargo Bank Minnesota, NA, as Trustee as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Clifton E. Darnell**, as Substitute Trustee, does hereby grant, bargain, sell and convey unto **Wells Fargo Bank Minnesota, NA, as Trustee,** its successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

A Certain Tract or parcel of land in Davidson County, State of Tennessee described as follows, to-wit:
Being Lot No. 125 on the plan of Larchwood, Section 2, of record in Plat Book 5200, pages 57,58 and 59, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.
Subject to restrictive covenants contained in the instruments of record in Book 5479, page 443 revised in Book 5681, page 532, Book 6011, page 130, and amended 5888, page 595 Register's Office for Davidson County, Tennessee:
Subject to the plan of record in Book 5200, page 57 Register's Office show an owners certificate, a 25 foot minimum setback line from Norwalk Drive and a 12.5 foot MBSL from Needles Ct., and a 10 foot easement for public utility and drainage purposes along the easterly line of said lot
This being the same property conveyed to Larry Wade Brown from Sylvia M. Cunningham herein by deed dated 11/16/95 and recorded 11/27/95 in Deed Book 9868 at page 517.

The last recorded Warranty Deed was filed of record at Book No. 9868, Page 617, in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said **Wells Fargo Bank Minnesota, NA, as Trustee,** its successors and assigns forever, to whom the said, **Clifton E. Darnell**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Clifton E. Darnell**, Substitute Trustee, has hereunto set his hand, this 25th day of October, 2001.

Clifton E. Darnell, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 25th day of October, 2001, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Clifton E. Darnell**, Substitute Trustee, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

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

Notary Public

My Commission Expires: 4-1203

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STATE OF TENNESSEE
COUNTY OF SHELBY

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 97,000.00, 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 25TH DAY OF OCTOBER 2001.

Notary Public

My Commission Expires: 4-1203

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MSP No.: 475.000201TN (Brown)
Lender Loan No.: 6814
Property Address: 825 Norwalk Drive, Nashville, TN 37214
Tax Parcel ID No.: 109-01-30.00

Mail Tax Notices To and Property Owner:
GRP Financial Services Corp.
360 Hamilton Avenue 5th Floor
White Plains, NY 10601