Box 17

THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230, 392 Harding Place, Nashville, TN 37211

M. NORRIS JENKINS

Map 133-2
Parcel 112

Substitute Trustee

SUBSTITUTE TRUSTEE'S DEED

Address New Owner:
Send Tax Bills To:

STANLEY D. ROBERTS
6609 Ascot Drive
Antioch, TN 37013

Davidson County DEEDTRS
Recvd: 12/18/01 10:07 3pgs
Fees:18.00 Taxes:335.28
20011218-0139406

WHEREAS, by Deed of Trust executed January 7, 2000, and recorded in Instrument No. 200007070067510, Register's Office for Davidson County, Tennessee, the hereinafter described property was conveyed from Rita Mercer (Mortgagor) to James L. Fuqua, Jr., Trustee, to secure payment of a promissory note of the same date as fully described in said Deed of Trust; and

WHEREAS, said Deed of Trust provides that in the event said note was not paid when due the lawful holder of said note was authorized to declare the whole of said note immediately due and payable and to sell said real property at auction for cash to the highest bidder free from all rights and claims of said Mortgagor, her heirs and assigns, after advertising the time and place of said sale; and

WHEREAS, said Deed of Trust further provides that in the event said Trustee was unable to act and serve as Trustee, that the holder of said note was authorized to appoint a Substitute Trustee; and

WHEREAS, Stanley D. Roberts and wife, Charlotte A. Roberts, are the owners and holders of said note and Deed of Trust by virtue of the instrument recorded in Instrument 20007070067510, Register's Office of said County; and

WHEREAS, Stanley D. Roberts and wife, Charlotte A. Roberts did appoint M. Norris Jenkins as Substitute Trustee by instrument of record in Instrument No. 20011029-0117555, Register's Office for said County, vesting in said Substitute Trustee all of the rights, powers and privileges of the original Trustee; and

WHEREAS, default did occur in the payment of said indebtedness, the whole of said indebtedness was declared immediately due and payable and notice was given by publication in a newspaper of general circulation in said County, that the property would be sold at the main

door of the Courthouse for said County in Nashville, Tennessee, on Tuesday, December 11, 2001, at 11:00 a.m., for the highest and best bid for cash; and

WHEREAS, the sale was conducted at the time and place as advertised and Stanley D. Roberts and Charlotte A. Roberts were the highest and best bidder for cash, said bid being in the amount of $ 90,617.50 ;

NOW THEREFORE, I, M. Norris Jenkins, Substitute Trustee, by virtue of the authority vested in me and pursuant to the terms of said Deed of Trust, have this day bargained and sold and do by these presents transfer and convey to Stanley D. Roberts and wife, Charlotte A. Roberts, their heirs and assigns forever, that certain land described as follows:

Tract No. 1:
Being part of Lot No. 7 on the Plan of the Subdivision of the real estate of Hinchey Petway, deceased, as of record in Minute Book 1, page 442, Chancery Court at Nashville, being Lot No. 15 on the unrecorded Map of A. C. Roth's Subdivision, described according to a survey made by Z. J. Wilkinson, Surveyor, May 3, 1040, as follows:

Beginning at a point on the northerly margin of Antioch Pike 365 feet East of the easterly margin of McComb Avenue, formerly Stewart Street, said point being the southeasterly corner of Lot No. 16 in said subdivision; running thence northwardly and parallel with the easterly margin of McComb Avenue, 158.5 feet to the northeast corner of said Lot No. 16 and the northwest corner of Lot No. 15; thence eastwardly 50 feet to a point in the northeast corner of Lot No. 15; thence southwardly with the line between Lot Nos. 15 and 14, 159.4 feet to the northerly margin of the Antioch Pike, the southwest corner of Lot No. 14; thence with the northerly margin of said pike, westwardly 50 feet to the point of beginning.

INCLUDED IN THE ABOVE DESCRIPTION BUT EXPRESSLY EXCLUDED FROM THIS CONVEYANCE IS THE FOLLOWING DESCRIBED TRACT:

Property conveyed to the Metropolitan Government of Nashville and Davidson County, Tennessee, by deed from Bert Elmore and wife, Sarah O. Elmore of record in Book 4353, page 235, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Rita Mercer by deed from Stanley D. Roberts and wife, Charlotte A. Roberts of record in Instrument No. 200001140005119, Register's Office for Davidson County, Tennessee.

It is the intention and purpose of M. Norris Jenkins, Substitute Trustee, to convey the above described property with all of the covenants and warranties which he is authorized to make as such Substitute Trustee, but it is expressly understood and agreed that all of such warranties and covenants are made by him as Substitute Trustee and not individually. This sale is in accordance with the Federal Housing and Community Development Act of 1987, Section 569 Sub(2)(B)

and there is no right of redemption in the mortgagor or any other person.

IN WITNESS WHEREOF, I, M. Norris Jenkins, Substitute Trustee, have executed this deed of conveyance this 11th day of December, 2001, by subscribing hereto my official signature.

M. NORRIS JENKINS

Substitute Trustee

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, M. Norris Jenkins, Substitute Trustee, the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument of conveyance for the purposes contained therein.

Sworn to and subscribed before me this 11th day of December, 2001, at Nashville, Tennessee.

My Commission Expires:

3-26-05

NOTARY PUBLIC

STATE OF TENNESSEE )

COUNTY OF DAVIDSON )

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 90,617.50 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed before me this 11th day of December, 2001, at Nashville, Tennessee.

My Commission Expires:

3-26-05

NOTARY PUBLIC