Tennessee
Map # 83-1-6

Walker McNabb
Accredited # 13445176
FHA #429-0013445176

Davidson County DEEDTRS
Recvd: 01/30/02 12:05 3pgs
Fees:17.50 Taxes:180.93
20020130-0013110

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 28, 2000, and recorded in Instrument No. 200004040033845 in the Register's Office of Davidson County, Tennessee, Walker Tillman McNabb and wife Mary Elizabeth McNabb, conveyed to David W. McMackin attorney at law, Trustee(s), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Instrument No. 20011227-0142363 in the Register's Office of said County; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on January 22, 2002, at the Main (South) Door of the Courthouse of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale Bank One National Association, As Trustee, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of Forty Eight Thousand Nine Hundred Dollars and 00/100 Dollars; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Bank One National Association, As Trustee of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Bank One National Association, As Trustee, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

See Legal Description Attached hereto.

Walker McNabb and Mary Elizabeth McNabb obtained title to the above referenced real estate by Deed of record in Book 9577, Page 119, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Bank One National Association, As Trustee, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	12.00
Publication Expense	255.00
Attorney's Fees and Trustees Fees	500.00
Credit on Note	48,133.00
	$48,900.00

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on January 22, 2002 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On January 22, 2002 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

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

MARCI FREDERICK NOTARY PUBLIC AT LARGE COMM. EXP. 08-3-05 SHELBY CO., TN

Marci Frederick
NOTARY PUBLIC

My Commission Expires:

State Tax $ PROPERTY ADDRESS
Clerk's Fee $ 943 West Greenwood Avenue,
Nashville, Tennesee 37206
TOTAL $

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

Bank One National Association, as Trustee
C\o Accredited Home Lenders
15030 Avenue of Science Suite 100
San Diego, CA 92128

Mortgagee: None

This instrument prepared by:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103

STATE OF TENNESSEE COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 48900.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE DAY OF
1122 2002
NOTARY PUBLIC Marci Frederick
MY COMMISSION EXPIRES

MARCI FREDERICK NOTARY PUBLIC AT LARGE COMM. EXP. 08-3-05 SHELBY CO., TN

EXHIBIT "A"

Being Lot No.s 4 and 5, Jewell Place "Subdivision of Part of Lot 5 on the plan of the John and Smith Property" recorded in Book 38, page 539, of record in Book 2854, page 93, R.O.D.C.T., to which reference is hereby made for a more complete description of said lots.

Being the same property conveyed to Walker Tillman McNabb, unmarried and Edith Lavada Guthrie, unmarried by deed from Larry Craig Jewell and wife, Barbara Jewell of record in Book 9577, page 119, said Register's Office. Also being the same property conved to Mary Elizabeth McNabb by quitclaim deed from Edith Lavada Gauthier of record in Book 11234, page 754, said Register's Office. The said Edith Lavada Guthrie and Edith Lavada Gauthier are one and the same person.