Davidson County DEEDTRS
Recvd: 04/12/02 12:04 3pgs
Fees:18.00 Taxes:264.10
20020412-0045573

THIS INSTRUMENT PREPARED BY:
ANDREW B. GIBSON, JR., Attorney
GIBSON & GREGORY
201 Fourth Avenue, North
Suite 1900
Nashville, TN 37219

SUCCESSOR TRUSTEE'S DEED

ADDRESS NEW OWNER AND SEND TAX BILLS TO:

Centex Home Equity Company, LLC
1750 Viceroy Drive
Dallas, TX 75235

MAP/PARCEL NUMBERS : 72-2/77
FIELD BOOK : 15DZ-03420

THIS INSTRUMENT made and entered into this 12th day of April 2002, by and between Andrew B. Gibson, Jr., Successor Trustee, and Centex Home Equity Company, LLC, hereinafter referred to as Grantee.

WITNESSETH:

WHEREAS, by deed of trust executed on the 22nd day of February, 2001, of record under Instrument No. 20010305-0020303, Register's Office for Davidson County, Tennessee, Rex E. Gregory and wife, Mary A. Gregory, also known as Mary F. Gregory, conveyed certain real property to American Title Company, Trustee, of Goodlettsville, Tennessee, for the purpose of securing the indebtedness described therein; and

WHEREAS, the owner and holder of the note evidencing the aforesaid indebtedness, as provided in said deed of trust and by instrument of record under Instrument Number 20020220-0021877, Register's Office for Davidson County, Tennessee, appointed Andrew B. Gibson, Jr. as Successor Trustee and vested him with all of the rights, powers and privileges of the original Trustee named in said deed of trust; and

WHEREAS, the indebtedness secured by said deed of trust was not paid as agreed, but default was made, and thereupon, at the request of Centex Home Equity Company, LLC, the holder of said indebtedness, the Successor Trustee did commence foreclosure of said property pursuant to the provisions of said deed of trust; and

WHEREAS, on Friday, April 12, 2002, at 12:00 noon at the front door of the Courthouse in Nashville, Davidson County, Tennessee, said Successor Trustee offered

said real estate for sale, subject to all restrictions of record, all unpaid taxes and any other prior mortgages and liens of record and in bar of the statutory right of redemption set forth in TCA '66-8-101, et. seq., homestead, dower, elective share, rights of appraisement or valuation, and all other rights and exemptions of every kind, all of which were expressly waived and conveyed in the aforesaid deed of trust, and after being cried for a reasonable time, the property was sold to the highest bidder, the same being the Grantees, for the sum of $71,379.56 and said sum was applied and credited by Centex Home Equity Company, LLC to the outstanding indebtedness, as by said deed of trust directed.

NOW, THEREFORE, this deed further witnesseth:

THAT for and in consideration of the said Grantee having credited to the secured indebtedness said sum of $71,379.56, as hereby acknowledged, the Successor Trustee has this day bargained and sold and does hereby sell, transfer and convey unto the said Grantee, its heirs, successors and assigns, forever, the following described property located in Davidson County, TN, being more particularly described as follows, to-wit:

> Property located at 3709 Burrus Street, in the City of Nashville, and the County of Davidson, and the State of Tennessee is described as follows:
>
> Being Lot No. 101 on the map of Craig's Subdivision of the Crownover Property, as of record in Book 894, pages 640 and 641, Register's Office for said County. Said Lot 101 fronts 50 feet on the westerly side of Burrus Street or Avenue and runs back between parallel lines 140 feet to the easterly line of Lot No. 109.
>
> BEING the same property conveyed to Rex E. Gregory and wife, Mary F. Gregory, from Jeffrey E. Gregory, by deed of record under Instrument No. 20010305-0020302, Register's Office of Davidson County, Tennessee.

This is improved property known as 3709 Burrus Street, Nashville, TN 37216.

TO HAVE AND TO HOLD the aforesaid real property and any improvements thereon unto the said Grantee, his heirs, successors and assigns, in fee simple, forever, and in bar of all rights of redemption.

AND said Successor Trustee does hereby transfer, assign and set over unto the said Grantee all of the covenants and warranties in the aforesaid deed of trust and does hereby transfer, sell and convey unto said Grantee every right, title and interest which he as Successor Trustee holds by virtue of the said deed of trust and his appointment.

WITNESS the signature of the Successor Trustee on this the 12th day of April 2002.

ANDREW B. GIBSON, JR.
Successor Trustee
GIBSON & GREGORY
201 Fourth Avenue, North
Suite 1900
Nashville, TN 37219

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, PAMELA A PHILLIPS, a notary public in and for the aforesaid state and county, the within named Andrew B. Gibson, Jr., Successor Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and executed the within instrument for the purposes therein contained.

Witness my hand and affixed seal in Nashville, Davidson County, Tennessee, this 12th day of April, 2002.

NOTARY PUBLIC

My Commission Expires: My Commission Expires JAN. 31 2004

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer of $71,379.56.

Affiant

Subscribed and sworn to before me, this the 12th day of April, 2002.

NOTARY PUBLIC

My Commission Expires: My Commission Expires JAN. 31 2004