RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Cathy A. Gardner

GRANTEE(s)
Fairbanks Capital Corp., as nominee for Credit Suisse First Boston

Davidson County DEEDTRS
Recvd: 05/28/02 11:45 3pgs
Fees:18.00 Taxes:197.67
20020528-0064246

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated September 30, 1999 and recorded on October 8, 1999 at Book 1169, Page 136 in the Register's Office of Davidson County, Tennessee, Cathy A. Gardner conveyed to Ernest B. Williams IV, as Trustee for CIT Group/Consumer Finance, Inc., 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 has appointed the undersigned **ROBERT M. WILSON, JR.** as Successor-Trustee by instrument of record recorded on May 8, 2002, as Instrument No. 20020508-0056463 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 has 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 notice was given that the sale was to be held on May 1, 2002 at the Davidson County Courthouse in Nashville, 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 time the said property was struck off and sold to Fairbanks Capital Corp., as nominee for Credit Suisse First Boston, at and for the sum of $53,424.14, that being the highest and best bid offered; and

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

NOW, THEREFORE, in consideration of the premises and the payment by Fairbanks Capital Corp., as nominee for Credit Suisse First Boston of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Robert M. Wilson, Jr., as Successor-Trustee, does hereby grant, bargain, sell, and convey to the said Fairbanks Capital Corp., as nominee for Credit Suisse First Boston, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot Number 170 on the Plan of Terragon Trails, Section 4, of record in Book 5050, Page 57, Register's Office for

Davidson County, Tennessee, to which plan reference is here made for a more complete legal description. Being the same property conveyed to Cathy A. Gardner, by Warranty Deed from Bill Anderson and wife, Sonjia Anderson, dated August 31, 1992, and recorded September 4, 1992 in Book 8723, Page 705, Register's Office for Davidson County, Tennessee.

Commonly known as: 4736 Miners Cove, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Fairbanks Capital Corp., as nominee for Credit Suisse First Boston, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Robert M. Wilson, Jr., Successor-Trustee, has hereunto set his hand and seal this 1st day of May, 2002.

Robert M. Wilson, Jr.
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 1st day of May, 2002, before me, a notary public within and for the county and state aforesaid, personally appeared Robert M. Wilson, Jr., known to me to be the person described in and who executed the foregoing instrument, and who acknowledged that he executed the same as Successor-Trustee for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

DAVID W. WALKER NOTARY PUBLIC PULASKI COUNTY AR

Notary Public

My Commission Expires: 08/06/07

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $53,424.14, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert M. Wilson, Jr.

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

On this 1st day of May, 2002, before me, a notary public within and for the county and state aforesaid, personally appeared Robert M. Wilson, Jr., known to me to be the person described in and who executed the foregoing instrument, and who acknowledged that he executed the same as Successor-Trustee for the purposes therein contained as his free act and deed.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

DAVID W WALKER
NOTARY PUBLIC
PULASKI COUNTY

Notary Public

My Commission Expires: 08/06/07

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Fairbanks Capital Corp., as nominee for Credit Suisse First Boston
338 South Warminster Road
Hatboro, PA 19040

Parcel No. 149-09-210.00

DSTDeedforPMI_BBoone_020501_1509

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388