THIS INSTRUMENT PREPARED BY AND RETURN TO
LAW OFFICES OF SHAPIRO & KIRSCH, L.L.P.
6750 LENOX CENTER COURT, SUITE 202
MEMPHIS, TN 38115

Tennessee VA
Parham-El

Name: Pamela J.

Davidson County DEEDTRS
Recvd: 08/01/02 13:17 3pgs
Fees:17.00 Taxes:0.00

20020801-0092396

S&K#: 00-3224
VA #: LH-202020325457
Loan #: 17919112

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 15, 1984, recorded in Book 6293, Page 566, Register's Office of DAVIDSON County, Tennessee, Freddie E. Duncan and wife, Linda A. Duncan conveyed to Warren H. Wild, Jr., Trustee, 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. 20010118-0005628, Register's Office of DAVIDSON County, Tennessee; 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 sale Deed of Trust by which advertisement the sale was appointed to be held on July 17, 2002 at the DAVIDSON County Courthouse in Nashville, Tennessee, at 10:00 a.m.; 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 HOMESIDE LENDING, INC., whose address is 8120 Nations Way Building 100, Jacksonville, FL 32256, at and for the sum of $11,898.00, that being the highest and best bid offered; and,

WHEREAS, the said HOMESIDE LENDING, INC. has assigned its interests in the said property to Secretary of Veterans Affairs, an Officer of the United States of America, his successors and assigns; 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 HOMESIDE LENDING, INC., the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Joe M. Kirsch, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Veterans Affairs, an Officer of the United States of America, his 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:

Described property located in Nashville, Davidson County, Tennessee, to wit:

Being Lot number 226 on the Plan of the East Edgefield Land Company's First Subdivision to East Nashville, of record in Book 57, Page 130, Register's Office for said County described as follows:

Said Lot 226 fronts 65 feet on the south side of Long Avenue and extends back between parallel lines 150 feet to an alley, and its located on the southeast corner of Long Avenue and 17th Street.

This legal description is identical with that in Trust Deed recorded in Book 6293, Page 566, Register's Office of DAVIDSON County Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record in Book 6293, Page 566, Register's Office of DAVIDSON County, Tennessee.

Being the same property conveyed to Jewell C. Scott, by deed of record in Book 6618, Page 269, Register's Office for Davidson County, Tennessee. The said Jewell C. Scott having since died. See Affidavit of Heirship recorded in Book 9723, Page 71, said Register's Office. For further reference, see Quitclaim Deed to Pamela J. Johnson-El, recorded in Book 9798, Page 720, said Register's Office; and Quitclaim Deed to Jesse James Johnson-El and wife, Pamela J. Johnson-El, recorded in Book 9871, Page 7, Register's Office for DAVIDSON County, Tennessee. Pursuant to Final Decree recorded in Book 11237, Page 155, said Register's Office, subject property is vested in Pamela J. Parham-El.

Subject to any unpaid taxes, subdivision restrictions, building lines, easements and any other matter of record.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Secretary of Veterans Affairs, an Officer of the United States of America, his successors and assigns, in fee simple forever, to whom the said Joe M. Kirsch, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under it, as such Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Joe M. Kirsch, Substitute Trustee, has hereunto set its hand and seal on the 17th day of July, 2002.

Joe M. Kirsch, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 17th day of July, 2002, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Joe M. Kirsch 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.

JENA R. SINCLAIR NOTARY PUBLIC AT LARGE SHELBY CO. TN

12/20/05
My commission expires:

Notary Public

00-3224

NO TAX/GOVERNMENTAL AGENCY

PROPERTY ADDRESS: 1700 LONG AVENUE, NASHVILLE, TN 37206

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Secretary of Veterans Affairs
c/o Director, VA Regional Office
110 9th Avenue, S.
Nashville, TN 37203

S & K File #00-3224
Map & Parcel -94-2/57