THIS INSTRUMENT PREPARED BY & RETURN TO:
Joel A. Freedman, Attorney
Priority Trustee Services of TN, L.L.C.
3300 N.E. Expressway, Building 8
ATLANTA, GA 30341

Davidson County DEEDTRS
Recvd: 09/27/02 11:52 2pgs
Fees:13.00 Taxes:124.84
20020927-0117927

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated April 9, 1998, and recorded in the Register's Office of Davidson County, Tennessee, at Instrument No. 10889, Page 802, ("Deed of Trust"), Alford E. Slaton conveyed to Linda Harris, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to The Bank of New York, as Co-Trustee under the Pooling and Servicing Agreement dated as of July 31, 1998, Series 1998-B; and

WHEREAS, **The Bank of New York, as Co-Trustee under the Pooling and Servicing Agreement dated as of July 31, 1998, Series 1998-B,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at Instrument # **200111200127309,** 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 requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in conformity with the laws of Tennessee and the terms and provisions of said Deed of Trust on 8/22/02, 8/29/02, 9/5/02, in THE NASHVILLE RECORD, by which advertisement the sale was held on September 19, 2002, at the Main South entrance in Nashville, Davidson County, Tennessee, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Rick Piliponis, Esq., the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Aubrey Hiam**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of **$ 33,740.00**; and

WHEREAS, **Aubrey Hiam** has/have complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by **Aubrey Hiam** as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Priority Trustee Services of TN, L.L.C.**, as Substitute Trustee, does hereby grant, bargain, sell and convey unto **Aubrey Hiam**, his/her/their successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

Land in Davidson County, Tennessee, being the westerly 59 feet of Lot No. 63 on the Map of Waters Place of record in Book 332, pages 136 & 137, of the Register's Office for Davidson County, Tennessee. Said part of said Lot No. 63 fronts 59 feet on the northerly side of Hanover Road or Avenue and runs back 134 feet on the westerly line along the easterly margin of an alley and runs back 172.9 feet on the easterly line to the southerly margin of an alley in the rear on which it measures 70.6 feet, more or less. Being the same property conveyed to Alford E. Slaton, a single person with a life estate to Glenda Faye Brown, a widow by deed from Connell D. Beasley and wife, Jennie K. Beasley of record in Book 10021, page 416, Register's Office for Davidson County, Tennessee.

The last recorded Warranty Deed was filed of record at Instrument # 200205060055358, in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto forever, to **Aubrey Hiam**, his/her/their successors and assigns, whom the said, **Priority Trustee Services of TN, L.L.C.**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Priority Trustee Services of TN, L.L.C.**, Substitute Trustee, has hereunto set his hand, this 19th day of September, 2002.

Priority Trustee Services of TN, L.L.C.
Substitute Trustee

STATE OF GEORGIA
COUNTY OF DEKALB

On this 19th day of September, 2002, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared , Dionne Simmons, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President of **Priority Trustee Services of TN, L.L.C.**, the within named bargainor, and as such officer or member being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the limited liability company by himself or herself as such officer or member.

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

ANGELIA D THACKER NOTARY PUBLIC GWINNETT COUNTY, GA COMM. EXP. 07-08-06

Notary Public

My Commission Expires:

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STATE OF GEORGIA
COUNTY OF DEKALB

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $33,740.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 19TH DAY OF SEPTEMBER 2002.

ANGELIA D THACKER NOTARY PUBLIC GWINNETT COUNTY, GA COMM. EXP. 07-08-06

Notary Public

My Commission Expires:

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MSP No.: 560.A13679TN (Slaton)
Lender Loan No.: 0040315269
Property Address: 1701 Hanover Road, Nashville, TN 37216
Tax Parcel ID No.: 72-12;1.00

Mail Tax Notices To and Property Owner:
Aubrey Hiam
301 Fairbanks Rd
Goodlettsville,, TN 37072

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 33,740

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF Sept 2002

Deputy Register