NEW OWNER ADDRESS AND
SEND TAX BILLS TO:
Citizens Bank
P. O. Box 100
Lafayette, TN 37083

Davidson County DEEDTRS
Recvd: 10/16/02 16:12 2pgs
Fees:13.00 Taxes:185.00

20021016-0127462

THIS INSTRUMENT PREPARED BY:
Michael I. Mossman, Attorney
Suite 500, One Church St. Bldg.
Nashville, Tennessee 37201

Map-Parcel 072-06-0-162.00

SUCCESSOR TRUSTEE'S DEED

WHEREAS, on the 3rd day of December, 2001, Norman Morris, executed a Deed of Trust conveying to Charles E. Darnell, Trustee, to secure a note in the amount of $55,000.00, payable to Citizens Bank, as fully set forth in said Deed of Trust which is of record in the Register's Office for Davidson County, Tennessee, as Instrument Number 20011207-0135056.

WHEREAS, the said Charles E. Darnell, declined to serve as Trustee, and thereafter Michael I. Mossman was named Successor Trustee by instrument of record as Instrument Number 20020906-0108054, Register's Office for Davidson County, Tennessee; and

WHEREAS, Michael I. Mossman, Successor Trustee, at the request of the holder of said indebtedness, and under and by virtue of the power invested in him as such Successor Trustee, in said Deed of Trusts, advertised the said real estate as required by law and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely September 20, 2002, September 27, 2002, and October 4, 2002, in the Nashville Business Journal, a newspaper published in Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead as provided in said Deed of Trust, and

PURSUANT to said advertisement, on October 14, 2002, at 12:10 P.M. at the main door of the Courthouse in Davidson County, Tennessee, he, as such Successor Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equity of redemption as provided in said Deed of Trusts, but subject to any and all unpaid taxes; restrictive covenants, easements and set back lines; and any and all redemption rights, including rights of redemption of any governmental agency, State or Federal; and any and all other prior liens or encumbrances against said real property, at which time Citizens Bank, submitted the highest and best bid in the amount of $50,000.00.

NOW, THEREFORE, in consideration of the premises, Michael I. Mossman, Successor Trustee, does hereby sell, transfer, and convey to Citizens Bank, its successors and assigns in fee simple, and in bar of all equities above mentioned the following described real property, to wit:

> Land in Davidson County, Tennessee, being part of Lot No. 48 on the revised and corrected map of the Subdivision of Casper Zopfi's Place, as of record in Book 547, Pages 21 and 22, Register's Office for Davidson County, Tennessee, described as follows:
>
> Being the eastlerly 50 feet front of the westerly 100 feet front of Lot No. 48 on the revised and corrected map of the Subdivision of Casper Zopfi's Place, as of record in Book 547, Pages 21 and 22, Register's Office for said County.
>
> Beginning on the northerly margin of Zophi Street at a point 50 feet east of the corner Lots No. 48 and 49, said point being the southeast corner of the property conveyed to Joe Beaty and wife, by deed from Casper Zopfi, of record in Book 853, Page 278, said Register's Office; thence with said street easterwardly 50 feet to the southwest corner of the property conveyed to A. W. Zopfi, Jrl., by deed from Swiss Relief Society, of record

in Book 1286, Page 55, said Register's Office; thence with said Zophfi's westerly line Northwardly 132 feet more or less, to the southerly margin of Thomas Street; thence with said street Westwardly 50.3 feet to the northeast corner of said Beaty Property; thence with the easterly line of same, southwardly 132 feet, more or less, to the beginning.

Being the same property conveyed to Norman Morris, by deed from Roy C. Anderson and wife, Betty J. Anderson, of record in Book 9385, Page 642, said Register's Office.

This is improved property located at 1059 Zophi Street, Nashville, TN 37216

Michael I. Mossman, Successor Trustee, conveys to Citizens Bank, all the rights conveyed to him as Successor Trustee, in said Deed of Trust, and including such covenants and warranties as he, as such Successor Trustee, may lawfully make, all his actions in the premises being solely as Trustee and not otherwise, under the power vested in him under said Deed of Trust hereinabove referred to and not as an Individual.

WITNESS, my hand in Nashville, Tennessee this 16th day of October, 2002.

MICHAEL I. MOSSMAN
Successor Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Michael I. Mossman, Trustee, bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 16th day of October, 2002.

NOTARY PUBLIC

TINA FAYE O'NEAL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 9/24/05

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $50,000.00.

AFFIANT

Sworn to and subscribed before me, this 16th day of October, 2002.

NOTARY PUBLIC

TINA FAYE O'NEAL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 9/24/05