SUCCESSOR TRUSTEE'S DEED

Davidson County DEEDTRS
Recvd: 10/21/02 10:46 3pgs
Fees:18.00 Taxes:221.63
20021021-0128818

STATE OF ARKANSAS)
COUNTY OF PULASKI)

The actual consideration or value, whichever is greater, for this transfer is $59,900.00

Robert S. Coleman, Jr.

Subscribed and sworn before me this the 8th day of October, 2002.

ANGEL A. WEBER COM. EXP. NOTARY PUBLIC 5-18-2009 PULASKI COUNTY, AR

Notary Public

My commission expires: 5-18-09

This instrument was prepared by:

Robert S. Coleman, Jr.
1405 North Pierce, Suite 306
Little Rock, Arkansas 72207

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Wells Fargo Bank of Minnesota, N.A. P.O. Box 1217 Charlotte, NC 28201-1217	Wells Fargo Bank of Minnesota, N.A. P.O. Box 1217 Charlotte, NC 28201-1217	Parcel # 105-11-38.00

WHEREAS, Elizabeth Harris Neely and Mary E. Neely, by Deed of Trust (the "Deed of Trust") dated October 25, 1996, of record in Book 10242, at Page 160, in the Register's office for Davidson County, Tennessee, conveyed to James A. Crislip, as Trustee, the hereinafter described real property to secure the payment of a certain Deed of Trust Note (the "Note") described in the Deed of Trust, which note was payable to Equivantage Inc. The Deed of Trust was subsequently assigned to Wells Fargo Bank of Minnesota, N.A. by instrument of record in the Register's office for Davidson County, Tennessee as Instrument No. 20000918-0092598;

WHEREAS, the undersigned was appointed as Successor Trustee by the owner and holder of the Deed of Trust by instrument of record as Instrument No. 20020814-0098336, in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Deed of Trust demanded that the Successor Trustee foreclose the Deed of Trust; and

WHEREAS, pursuant to instructions of the owner and holder, the Successor Trustee advertised said property for sale in accordance with the terms and provisions of the Deed of Trust, notices of the time and place of said sale having been published in the Nashville Record newspaper on September 12, 2002, September 19, 2002, and September 26, 2002; and

WHEREAS, the Successor Trustee, as required by the terms of the Deed of Trust, offered for sale to the highest bidder for cash, at public outcry, at the front door of the Davidson County Courthouse in Nashville, Tennessee, at 11:00 a.m. on October 3, 2002, and Wells Fargo Bank of Minnesota, N.A. (hereafter "Grantee") being the highest and best bidder thereof, became the Buyer of said property for the sum of Fifty Nine Thousand, Nine Hundred Dollars and No Cents ($59,900.00).

NOW THEREFORE, Robert S. Coleman, Jr., in his capacity as Successor Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantee, its successors, heirs and assigns, certain real property located in Nashville, Davidson County, Tennessee, more particularly described as follows:

See Exhibit "A" attached hereto.
This is improved property known as 444 Wingrove Street, Nashville, Tennessee 37203

TO HAVE AND TO HOLD the aforesaid property free from all legal and equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Deed of Trust, in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey same. Robert S. Coleman, Jr., as Successor Trustee, and not otherwise, warrants the title to said property to the Grantee, its successors, heirs and assigns against lawful claims of all persons claiming by, through or under it, but not otherwise.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 8th day of October, 2002.

as Successor Trustee

STATE OF ARKANSAS)
COUNTY OF PULASKI)

Before me the undersigned, a Notary Public in and for said County and State, personally appeared ROBERT S. COLEMAN, JR., with whom I am personally acquainted and who executed the foregoing instrument for the purpose therein contained.

Witness my hand this 8th day of October, 2002.

My Commission Expires:
5-18-09

Notary Public

ANGEL A. WEBER
NOTARY PUBLIC
PULASKI COUNTY, AR
COM. EXP. 5-18-2009

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 1 on the Plat of Rains Heights, as of record in Book 2663, page 85, Register's Office for said County.

Said Lot No. 1 fronts 60 feet on the northerly margin of Wingrove Avenue and extends back between lines, 150.5 feet on the easterly line and 166.3 feet on the westerly line which is a broken line, to a rear line measuring 16.4 feet thereon.

BEING the same property devised to Cynthia Lynn Morris and Robbie Elizabeth Harris, by Last Will and Testament of William R. Davenport, of record in Will Book 193, page 236, Probate Court of Davidson County, Tennessee. BEING ALSO the same property conveyed to Robbie Elizabeth Harris now Neeley, by Quitclaim Deed from Cynthia Lynn Morris now Bryant, as to her 1/2 interest, dated November 8, 1994, recorded November 16, 1994, of record in Book 9522, page 73, in the Register's Office for Davidson County, Tennessee.