(1).

RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
George W. Woelk, Jr. and Shirley A. Woelk

GRANTEE(s)
CitiFinancial Mortgage fka Associates Home Equity Loan Corporation

Davidson County DEEDTRS
Recvd: 12/06/02 09:33 3pgs
Fees:18.00 Taxes:218.30
20021206-0150549

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 22, 2000 and recorded on May 17, 2000 as Instrument No. 200005170049563 in the Register's Office of Davidson County, Tennessee, George W. Woelk, Jr., and Shirley A. Woelk conveyed to Marsha Fogle, as Trustee for Associates Home Equity Loan Corporation, 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 November 11, 2002 as Instrument No. 20021111-0139048 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 October 23, 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 CitiFinancial Mortgage fka Associates Home Equity Loan Corporation, at and for the sum of $59,000.00, 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 CitiFinancial Mortgage fka Associates Home Equity Loan Corporation 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 CitiFinancial Mortgage fka Associates Home Equity Loan Corporation, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> All that certain property situated in Nashville in the County of Davidson, and State of Tennessee and being described in a deed dated 12/30/93 and recorded 01/03/94, among the land records of the county and state set forth above, and referenced as follows: Book 9207 Page 171 Being Lot Number 13 on the map of the resubdivision of part of Country Club Estates, as of record in Book 1425, Page 126, Register's Office for said county. Said Lot Number 13 fronts 70 feet on the Easterly side of Ardee Avenue and runs back between lines 175 feet to a dead line

on which it measures 69.4 feet; being the same property conveyed to George W. Woelk, Jr. and Shirley A. Woelk from Paul T. Brown and Lois R. Brown, filed on 01-03-94 in Book 9207, Page 171

Commonly known as: 1451 Ardee Street, Nashville, Tennessee 37216

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 CitiFinancial Mortgage fka Associates Home Equity Loan Corporation, 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 11 day of NOV, 2002.

Robert M. Wilson, Jr.
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Robert M. Wilson, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed for the purposes therein contained.

Witness my hand and seal at office in LittleRock this 11 day of NOV, 2002.

Lena M. Nagle
Notary Public

My Commission Expires:

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 8-10-2011

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 $$59,000.00, 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

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Robert M. Wilson, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed for the purposes therein contained.

Witness my hand and seal at office in LittleRock this 11 day of Nov, 2002.

Lena M. Nagle
Notary Public

My Commission Expires: Lena M. Nagle NOTARY PUBLIC Pulaski County, Arkansas My Commission Exp. 8-10-2011

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
CitiFinancial Mortgage fka Associates Home Equity Loan Corporation
14415 South 50th Street, Suite 100
Phoenix, AZ 85044

Parcel No. 72-04-231.00

DSTDeedforPMI_BBoone_021023_1144

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