RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
John Pietuszka and Kim Pietuszka

GRANTEE(s)
CitiFinancial Mortgage Company, Inc.

Davidson County DEEDTRS
Recvd: 02/10/03 14:54 3pgs
Fees:18.00 Taxes:381.10
20030210-0018251

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 26, 2001 and recorded on November 3, 2001 as Instrument No. 20011103-0120315 in the Register's Office of Davidson County, Tennessee, John Pietuszka, and Kim Pietuszka conveyed to Fidelity National Title Ins. Co. of New York, a New York Corporation, as Trustee for Cresleigh Bancorp of Tennessee LLC, 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 December 31, 2002 as Instrument No. 20021231-0162314 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 January 15, 2003 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 Company, Inc., at and for the sum of $103,000.00, 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 Company, Inc. 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 Company, Inc., its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Property located at: 3864 Lake Air Drive, Davidson County, Nashville, Tennessee 37217, and: Land in Davidson County, Tennessee, being Lot Number 98 on the Plan of Priest Lake Park, Section II, of record in Plat Book 4175, Page 56, 57 and 58, (as revised in Plat 4470, Page 33) Register's Office for said County, to which reference is hereby made for a more complete description, together with that portion of adjoining Lot 99 of said subdivision added to Lot 98 to correct to a drive way encroachment by order of the Chancery Court and of record in Book 4957, Page 393, said Register's Office. Being the same property conveyed to John Pietuszka and wife, Kim Pietuszka on August 31, 1998, by deed

from Brenda Sue Davis, filed for record on September 10, 1998, in Book 11106, Page 810, Register's Office for Davidson County, Tennessee.

Commonly known as: 3865 Lake Air Road, Nashville, Tennessee 37217

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 Company, Inc., 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 15th day of January, 2003.

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 Little Rock this 15th day of January, 2003.

Notary Public

My Commission Expires:

STACY J. MAJORS NOTARY SEAL MY COMMISSION EXPIRES 06-02-2009 NOTARY PUBLIC COUNTY OF PULASKI STATE OF ARKANSAS

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 $103,000.00, 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 Little Rock this 15th day of January, 2003.

Notary Public

My Commission Expires:

STACY J. MAJORS NOTARY SEAL MY COMMISSION EXPIRES 06-02-2006 NOTARY PUBLIC COUNTY OF PULASKI STATE OF ARKANSAS

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
CitiFinancial Mortgage Company, Inc.
14415 South 50th Street, Suite 100
Phoenix, AZ 85044

Parcel No. 136-03-7.00

DSTDeedforPMI_KAlston_030130_1230

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

W&A No. 787-202493