RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Dale Eugene Nergenah

GRANTEE(s)
U.S.Bank National Association successor by merger to Firstar N.A. successor through purchased loans to First Union National Bank

Davidson County DEEDTRS
Recvd: 06/25/03 15:42 3pgs
Fees:18.00 Taxes:774.10
20030625-0087475

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 26, 1999 and recorded on November 9, 1999 at Book 11737, Page 375 in the Register's Office of Davidson County, Tennessee, Dale E. Nergenah, and Rebecca A. Nergenah conveyed to Ron Samuels, as Trustee for First Union National Bank of Tennessee, a national banking association organized under the laws of Tennessee, whose address is 150 4th Avenue North, Nashville, Tennessee 37219, 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 May 16, 2003 as Instrument No. 20030516-0067315 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 June 4, 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 U.S.Bank National Association successor by merger to Firstar N.A. successor through purchased loans to First Union National Bank, at and for the sum of $209,216.37, 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 U.S.Bank National Association successor by merger to Firstar N.A. successor through purchased loans to First Union National Bank 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 U.S.Bank National Association successor by merger to Firstar N.A. successor through purchased loans to First Union National Bank, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot Number 2 on the Map of Battlefield Estates, Section Two, Block "H", as of record in Book 843, Page 108, Register's Office for Davidson County, Tennessee; to which reference is hereby made for a complete and accurate description thereof. Being the same property

conveyed to Dale E. Nergenah and wife, Rebecca A. Nergenah by deed from Nashville Post Office Credit Union of record in Book 8004, Page 660, Register's Office for Davidson County, Tennessee.

Commonly known as: 919 Battlefield Drive, Nashville, Tennessee 37204

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 U.S.Bank National Association successor by merger to Firstar N.A. successor through purchased loans to First Union National Bank, 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 4th day of June, 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, Arkansas this 4th day of June, 2003.

W. WALKER
NOTARY
PUBLIC
PULASKI COUNTY, AR

Notary Public

My Commission Expires: 08/06/07

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 $209,216.37, 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, Arkansas this 4th day of June, 2003.

Notary Public

My Commission Expires: 08/06/07

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
U.S.Bank National Association successor by merger to Firstar N.A. successor through purchased loans to First Union National Bank
Attn: Windale Bafford, MPFP2514
601 Second Avenue South
Minneapolis, MN 55402

DAVID W. WALKER NOTARY PUBLIC PULASKI COUNTY, AR

Parcel No. 118-05-198-00

DSTDeedforPMI_BBoone_030604_1517

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. 875-203015