RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Dorothy B. Thomason

GRANTEE(s)
James L. Deatrick, Jr

PICK-Up

Davidson County DEEDTRS
Recvd: 08/15/03 10:35 3pgs
Fees:18.00 Taxes:279.47

20030815-0117897

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated February 9, 1998 and recorded on February 11, 1998 at Book 10790, Page 706 in the Register's Office of Davidson County, Tennessee, Dorothy B. Thomason conveyed to Carol Conatser of Davidson County, Tennessee, as Trustee for Source One Mortgage Services 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 July 9, 2003 as Instrument No. 20030709-0095245 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 July 30, 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 James L. Deatrick, Jr, at and for the sum of $75,533.00, 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 James L. Deatrick, Jr 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 James L. Deatrick, Jr, 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 363 on the Plat of Towne Village of the Country, Section 4-B, of record in Book 6250, Page 496, Register's Office for Davidson County, Tennessee. Said Lot Number 363 fronts 64.43 feet on the Easterly margin of Fall Court and extends back 135.04 feet on the Southerly line and 155 feet on the Northerly line to a deed line in the rear measuring 82.38 feet thereon. Being the same property conveyed to John Samuel Thomason, Jr. and wife, Dorothy B. Thomason by deed from Randall Phillips Builders, Inc. of record in Book 6716, Page 916, Register's Office for Davidson County, Tennessee. The said John Samuel Thomason, Jr. having since died. Grantor(s) herein waives statutory right of redemption under Tennessee Code

Annotated, Section 66-8-101.

Commonly known as: 812 Fall Court, Antioch, Tennessee 37013

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 James L. Deatrick, Jr, 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 30 day of July, 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 30 day of July, 2003.

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 $75,533.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 75,533.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF August 2003.

Deputy Register

ACKNOWLEDGMENT

STATE OF _____

COUNTY OF _____

Before me, the undersigned notary public of the state and county aforesaid, personally appeared _____, 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 _____ this _____ day of _____, _____.

_____
Notary Public

My Commission Expires: _____

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
James L. Deatrick, Jr.
1285 North Mount Juliet Rd.
Mount Juliet, TN 37122

Parcel No. 150-070-382.00

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