RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Sarah Louise Ramey

GRANTEE(s)
Ocwen Federal Bank FSB

Davidson County DEEDTRS
Recvd: 12/18/03 09:34 3pgs
Fees:18.00 Taxes:72.26

20031218-0180349

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated June 5, 1998 and recorded on June 18, 1998 at Book 10981, Page 715 in the Register's Office of Davidson County, Tennessee, Thomas D. Ramey, and Sarah Louise Pinkston Ramey conveyed to Arnold M. Weiss, Attorney, as Trustee for WMC Mortgage 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 June 23, 2000 as Instrument No. 20000623-0062486 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 November 19, 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 Ocwen Federal Bank FSB, at and for the sum of $19,530.00, 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 Ocwen Federal Bank FSB 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 Ocwen Federal Bank FSB, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Being Lot Number 1 on the plan of Northview Subdivision not of record and a part of an alley lying in the rear Lot Number 1 as closed by instrument of record in Book 3072, Page 185, Register's Office for Davidson County, Tennessee, as follows: Beginning at the Northeast intersection of Otay Avenue and Northview Avenue; thence along the margin of said alley as abandoned and closed; thence Easterly 75 feet to a point opposite the corner of Lot Numbers 1 and 2; thence Southerly and along the line of Lot Numbers 1 and 2, extended and along said line 116.5 feet to the North margin of Otay Avenue; thence with the margin of the same, Westerly 75 feet to the point of beginning. Being the same property conveyed to Myrtle Louise Burns and Sarah Louise Ramey, (with Sarah Louise

Ramey having the right of survivorship) by Quitclaim Deed from Myrtle Louise Burns, of record in Book 9044, Page 870, said Register's Office. Also being the same property conveyed to Myrtle Louise Burns by final decree of divorce, Fourth Circuit Court for Davidson County, Tennessee, J.D. Burns V. Myrtle Louise Burns, Case No. 52078, of record in Book 9020, Page 619, Register's Office for Davidson County, Tennessee. Said Myrtle Louise Burns having since died, vesting the property solely in Sarah Louise Ramey.

Commonly known as: 1301 Otay 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 Ocwen Federal Bank FSB, 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 19 day of November, 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 19 day of November, 2003.

DONNA R. HAMILTON NOTARY PUBLIC SALINE CO., ARKANSAS MY COMM. EXP. SEPT. 3, 2007

Donna R Hamilton
Notary Public

My Commission Expires: _____

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 $19,530.00, 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, Arkansas this 19 day of November, 2003.

DONNA R. HAMILTON MY COMM. EXP. NOTARY PUBLIC SEPT. 3, 2007 SALINE CO. ARKANSAS

Donna R Hamilton
Notary Public

My Commission Expires: _____

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Ocwen Federal Bank FSB
The Forum, Tower C, 10th Floor
1655 Palm Beach Lakes Blvd.
West Palm Beach, FL 33401

Parcel No. 72-10-262.00

DSTDeedforPMI_BBoone_031119_1550

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. 725-200179