RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Bob Wolf and Tina O'Neal

GRANTEE(s)
CitiFinancial Mortgage Company, Inc.

Davidson County DEEDTRS
Recvd: 04/12/04 10:31 3pgs
Fees:18.00 Taxes:374.81
20040412-0040718

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated November 27, 2000 and recorded on December 5, 2000 as Instrument No. 200012050119513 in the Register's Office of Davidson County, Tennessee, Bob Wolf, and Tina O'Neal conveyed to Transcontinental Title, as Trustee for Associates Home Equity Services, Inc., 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 January 7, 2004 as Instrument No. 20040107-0002264 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 March 31, 2004 at the Gaylord Entertainment Center 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 $101,300.00, 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:

> A certain tract or parcel of land in Davidson County, State of Tennessee described as follows, to-wit: Land in Davidson County, Tennessee being Lot Number 29 on the Plan of Edge-O-Lake Estates, Section 20-A, of record in Plat Book 5200, Page 183, Register's Office for said County, to which reference is made for a more complete description. Being the same property conveyed to Tina O'Neal and Bob Wolf, by Linda McKenzie Smithon and husband, Timothy M. Smithson from deed, dated April 13, 1999, and recorded April 19, 1999 in Book 11436, Page 733, Register's Office for Davidson County, Tennessee.

Commonly known as: 3037 Goodwin Drive, Nashville, Tennessee 73217

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 31 day of March, 2004.

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 31 day of March, 2004.

Lena M. Nagle
Notary Public

My Commission Expires:

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Expires: [illegible]

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 $101,300.00, 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 31 day of March, 2004.

Lena M. Nacke

Notary Public

My Commission Expires: [illegible] NOTARY PUBLIC Pulaski County, Arkansas My Commission Exp. 8-19-2011

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

Parcel No. 136-13-0-120.00

DSTDeedforPMI_MSobanski_040331_1127

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. 787-203403