**RECORDING LEGEND**

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

**GRANTOR(s)**
**Roy Michael Allen**

**GRANTEE(s)**
**Secretary of Veterans Affairs**

Davidson County DEEDTRS
Recvd: 06/04/04 09:38 3pgs
Fees:18.00 Taxes:368.47
20040604-0065909

# TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 1, 1997 and recorded on August 4, 1997 at Book 10555, Page 617 in the Register's Office of Davidson County, Tennessee, Roy Michael Allen conveyed to James R. Bellar, as Trustee for Pacific Southwest Bank, 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 **WILSON & ASSOCIATES, P.L.L.C.** as Successor-Trustee by instrument of record recorded on April 12, 2004 as Instrument No. 20040412-0040717 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 May 12, 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 Secretary of Veterans Affairs, at and for the sum of $99,586.90, 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 Secretary of Veterans Affairs of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Successor-Trustee, does hereby grant, bargain, sell, and convey to the said Secretary of Veterans Affairs, 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 Unit Number H-2 on the plan of Lake Chateau Condominiums, of record in Book 6250, pages 607-610, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof. Being the same property conveyed to the grantor herein by deed of even date and being filed for record simultaneously herewith.

Commonly known as: 156 Lake Chateau Drive, Hermitage, Tennessee 37076

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 Secretary of Veterans Affairs, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor-Trustee, has hereunto set his hand and seal this 12 day of May, 2024.

WILSON & ASSOCIATES, P.L.L.C.

Cade L. Cox, Attorney
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Personally appeared Cade L. Cox, Attorney, with who I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the attorney of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal at office in Little Rock, Arkansas this 12 day of May, 2024.

Notary Public

My Commission Expires:

R. DENICE TAYLOR NOTARY PUBLIC MY COMM. EXP. 09-25-12 PULASKI CO., 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 $99,586.90, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Cade L. Cox

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Personally appeared Cade L. Cox, Attorney, with who I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the attorney of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal at office in Little Rock, Arkansas this 12 day of May, 2004.

R. Denice Taylor
Notary Public

My Commission Expires:




**PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:**
Secretary of Veterans Affairs
7105 Corporate Drive
Mail Stop PPX-C-35
Plano, TX 75024

Parcel No. 097-08-09 044

DSTDeedforPMI_CEMiller_040527_929

This Instrument Prepared By:
*Robert M. Wilson, Jr.*
***WILSON & ASSOCIATES, P.L.L.C.***
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Little Rock, Arkansas 72211
(501) 219-9388

W&A No. 726-2041386