RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Thomas G. Jones

GRANTEE(s)
Citifinancial Mortgage

Davidson County DEEDTRS
Recvd: 06/08/04 12:37 3pgs
Fees:18.00 Taxes:120.25
20040608-0067719

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated June 25, 1997 and recorded on July 2, 1997 at Book 10515, Page 910 in the Register's Office of Davidson County, Tennessee, Thomas G. Jones conveyed to J.R. Stuart, Memphis, TN., as Trustee for Associates Financial Services Company of Tennessee, 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 **WILSON & ASSOCIATES, P.L.L.C.** as Successor-Trustee by instrument of record recorded on April 27, 2004 as Instrument No. 20040427-0047631 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 26, 2004 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 Citifinancial Mortgage, at and for the sum of $32,500.00, 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 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 Citifinancial Mortgage, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> The following described tract or parcel of land, situate in Davidson County, State of Tennessee, and more particularly described as follows, to-wit: Lot numbered One Hundred Thirty-Five (135) on the Plan of "Victory Heights Subdivision", of record in Plan Book 1130 at Page 97, Register's Office for said County. Lot 135 fronts 60.0 Feet on the Southerly margin of Oneida Avenue and extends back between parallel lines 150 Feet to a dead line in the rear. Together with all and singular the rights, members, hereditaments and appurtenances to said premises belonging or in anywise incident or appertaining. This being the same property conveyed to Thomas Garfield Jones from Wilma Jean Tant herein by deed dated November 8, 1974 and recorded November 11, 1974 in Book 4867 at Page 375. Thomas G. Jones and Thomas Garfield Jones are one and the same person.

Commonly known as: 918 Oneida Avenue, Nashville, Tennessee 37207

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, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor-Trustee, has hereunto set his hand and seal this 26 day of May, 2004

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 26 day of May, 2004.

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 $32,500.00, 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

W&A No. 787-204118

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 26 day of May, 2004.

Lena M. Nagle
Notary Public

My Commission Expires: _____

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 8-10-2011

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

Parcel No. 071-12-0-208.00

DSTDeedforPMI_MSobanski_040526_1253

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. 787-204118