Davidson County DEEDTRS
Recvd: 06/29/04 10:13 2pgs
Fees:12.00 Taxes:0.00
20040629-0076881

Tennessee\FHA
Map: #082-07-0068.00

Charles Ohara
CHL: #0009759031MN35
FHA: #483-2817584703

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 7, 2000, and recorded in REGISTER'S INSTRUMENT #200007110068403, in the Register's Office of Davidson County, Tennessee, Charles W. O'Hara, A married Person, conveyed to Arnold M. Weiss, Attorney Trustee(s), 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, default was made in the terms and conditions of said Deed of Trust, and the beneficiary 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 the sale was appointed to be held on March 30, 2004, at the outside the door of the Register of Deeds office located at 501 Broadway Suite 501, Gaylord Entertainment Center, of Davidson County, 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 COUNTRYWIDE HOME LOANS, INC., a corporation, at and for the sum of SEVENTY THREE THOUSAND TWO HUNDRED DOLLARS AND 00/100, that being the highest and best bid offered; and,

WHEREAS, the said COUNTRYWIDE HOME LOANS, INC. has assigned its interests in the said property to The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by COUNTRYWIDE HOME LOANS, INC. of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Arnold M. Weiss, as Trustee, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 80 on the Plan of V. S. Lindsley's Addition to Edgefield now East Nashville Plat Book 57, Page 25, Register's Office for said County, to which reference is made for a more complete description. Said Lot No. 80 fronts 50 feet on the easterly side of Stockell, formerly Vansinderen Street, and runs back between parallel lines 174 1/4 feet to an alley.

Charles W. O'Hara, a married person, obtained title to the above referenced real estate by Deed of record in REGISTER'S INSTRUMENT #200007110068402, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto The Secretary of Housing and Urban Development of Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Arnold M. Weiss, Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Trustee, but not further or otherwise.

The said Trustee has applied the consideration as follows:

Publication Expense	265.00
Attorney's Fees and Trustees Fees	550.00
Credit on Note	72,385.00
	$73,200.00

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Trustee, on March 30, 2004 has hereunto set his hand and seal.

ARNOLD M. WEISS, Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On March 30, 2004, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

BRENDA DOYLE NOTARY PUBLIC AT LARGE SHELBY CO. TN MY COMM. EXP. 11-4-04

My Commission Expires:

NO TAX

PROPERTY ADDRESS
831 Stockell Street
Nashville, Tennessee 37207

PROPERTY OWNER AND
AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Golden Feather Realty Services, Inc.
180 N. LaSalle, Suite 1900
Chicago, IL 60601

THIS INSTRUMENT PREPARED BY:
Arnold M. Weiss
Attorney at Law
208 Adams Avenue
Memphis, Tennessee 38103-1991

← **RETURN TO:**