RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Elwood J. Budde, III

GRANTEE
Federal National Mortgage Association

Davidson County DEEDTRS
Recvd: 07/21/04 13:31 3pgs
Fees:18.00 Taxes:310.00
20040721-0087247

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated March 12, 2002 and recorded on March 19, 2002 as Instrument No. 20020319-0033929 in the Register's Office of Davidson County, Tennessee, Elwood J. Budde, III conveyed to Coomer and Jenkins, as Trustee for Harmony Mortgage Inc., DBA 1st Harmony Mortgage, 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 July 2, 2004 as Instrument No. 20040702-0078880 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 June 30, 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 Mortgage Electronic Registration Systems, Inc. as nominee for it's Lender and Lender's successors and assigns, at and for the sum of $83,782.53, that being the highest and best bid offered; and

WHEREAS, the said Mortgage Electronic Registration Systems, Inc. as nominee for it's Lender and Lender's successors and assigns has assigned its interest in the said property to the Federal National Mortgage Association, and unto its successors and assigns; 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 Mortgage Electronic Registration Systems, Inc. as nominee for it's Lender and Lender's successors and assigns 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 Federal National Mortgage Association, 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 Lot No. 11 on the Plan of F.E. Mann's Plan of Lots of part of the Lucy H. Lindsley tract of record in Book 161, page 40, Register's Office for said County. Said Lot NO. 11 fronts 64 1/2 feet on

the westerly margin of Pennock Avenue and extends back between parallel lines and with the north margin of Vaughn Street, 145 1/3 feet , more or less, to an alley. Being the same property conveyed to Elwood J. Budde, II by deed from Tracy Neal McCarley of record in Instrument No. 20020319-0033928, Register's Office for Davidson County, TN.

Commonly known as: 1001 Pennock Avenue, Nashville, Tennessee 37210

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 the Federal National Mortgage Association, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor-Trustee, has hereunto set his hand and seal this 2 day of July, 2009.

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

Christopher L. Palmer, Partner
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Personally appeared Christopher L. Palmer, Partner, 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 2 day of July, 2009.

Notary Public

My Commission Expires:

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-24-2006

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 $83,782.53, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Christopher L. Palmer, Partner

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Personally appeared Christopher L. Palmer, Partner, 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 2 day of July, 2004.

Notary Public

My Commission Expires:

OFFICIAL SEAL
MATTHEW D. MARTIN
NOTARY PUBLIC-ARKANSAS
PULASKI COUNTY
My Commission Expires 09-24-2006

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal National Mortgage Association
c/o America's Servicing Company
P.O. Box 1217
Charlotte, NC 28201-1217

Parcel No. 082-03-0-30400

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