RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
John E. Brough and Christina A. Freeman

GRANTEE
Federal Home Loan
Mortgage Corporation

Davidson County DEEDTRS
Recvd: 08/19/04 10:52 3pgs
Fees:18.00 Taxes:367.21
20040819-0100285

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated September 15, 2000 and recorded on September 19, 2000 as Instrument No. 20000919-0092912 in the Register's Office of Davidson County, Tennessee, John E. Brough, and Christina A. Freeman conveyed to Hallmark Title Company, as Trustee for First Horizon Home Loan Corporation D/B/A First Tennessee Home Loans, 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 June 11, 2004 as Instrument No. 20040611-0069498 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 July 7, 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 First Horizon Home Loan Corp., at and for the sum of $99,247.00, that being the highest and best bid offered; and

WHEREAS, the said First Horizon Home Loan Corp. has assigned its interest in the said property to the Federal Home Loan Mortgage Corporation, 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 First Horizon Home Loan Corp. 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 Home Loan Mortgage Corporation, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

A tract of land in the 14th Civil District of Davidson County, Tennessee, described according to a copy of a survey thereof made by Z.J. Wilkinson, Surveyor, January 10, 1956, and January 17, 1956, as follows: (Designated as Tract Number 1) Beginning at a point in the Southerly margin of Old Hickory Boulevard at the corner of the land conveyed to R. Jenkins by deed of record in Book 1383, page 524, Register's Office for Davidson County, Tennessee; thence with his line as follows: South 28 degrees 35 minutes West 216.8 feet to an old iron pipe, South 61 degrees East 238.5 feet to the West line of the lands of

Herman Thompson; thence with Thompson's line as follows: South 17 degrees 45 minutes West 991.9 feet to an iron pin; South 13 degrees West 200 feet to an iron pin at a fence corner, North 88 degrees 50 minutes West 233 feet to an iron pin in an old fence line; thence North 12 degrees 48 minutes West 1332.4 feet to an iron pin; thence North 30 degrees East 216.8 feet to an iron pin in the South margin of Old Hickory Boulevard; thence with the South margin of the same South 60 degrees East 85 feet to the point of beginning, containing 8.28 acres, more or less. Being the same property conveyed by deed of even date and being recorded simultaneously herewith.

Commonly known as: 6990 Old Hickory Boulevard, Whites Creek, Tennessee 37189

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 Home Loan Mortgage Corporation, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor-Trustee, has hereunto set his hand and seal this 7 day of July, 2004.

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 7 day of July, 2004.

Lena M. Nagle
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 $99,247.00, 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 7 day of July, 2021.

Lena M. Nagle
Notary Public

My Commission Expires:

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 8-10-201

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal Home Loan Mortgage Corporation
c/o First Horizon Home Loan Corporation
4000 Horizon Way
Irving, TX 75063

Parcel No. 039-00-0129.00

DSTDeedforFHLMC_MSobanski_040707_1447

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
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