DO NOT PUBLISH!!!

RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Reginald H. Brock and Gladys H. Brock

GRANTEE(s)
Tim Forsman

Davidson County DEEDTRS
Recvd: 10/26/04 13:29 3pgs
Fees:18.00 Taxes:264.55

20041026-0128705

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 10, 1997 and recorded on July 25, 1997 at Book 10543, Page 88 in the Register's Office of Davidson County, Tennessee, Reginald H. Brock, and Gladys H. Brock conveyed to Charles R. Joplin, as Trustee for AmeriFed Mortgage, Inc., a Tennessee Corporation, 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 **WILSON & ASSOCIATES, P.L.L.C.** as Successor Trustee by instrument of record recorded on April 26, 2004 as Instrument No. 20040426-0047098 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 said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale of said property was, by said Successor-Trustee, made and given conformity with the terms and provisions of said Deed of Trust, and

WHEREAS, pursuant to said advertisement and notice, on October 20, 2004 at the Gaylord Entertainment Center in Nashville, Tennessee, 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 Tim Forsman, at and for the sum of $71,500.00, 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 Tim Forsman 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 Tim Forsman, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

Being Lot Number 21 on the plan of Section One, Morning View Subdivision, as of record in Book 2133, Page 95, Register's Office for Davidson County, Tennessee. Said Lot Number 21 fronts 120 feet on the Easterly side of Graycroft Avenue and runs back 345.58 feet on the Northerly line and 344.65 feet on the Southerly line to a dead line measuring 120 feet thereon. Being the same property conveyed to Reginald H. Brock and wife, Gladys Brock by deed of record in Book 9757, page 686, said Register's Office. The said Gladys Brock and Gladys H. Brock are one and the same person.

Commonly known as: 712 North Graycroft Avenue, Madison, Tennessee 37115

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 Tim Forsman, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee, has hereunto set his hand and seal this 20th day of October, 2004.

WILSON & ASSOCIATES, PLLC
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211
Tel. 501-219-9388

Christopher L. Palmer, Member

ACKNOWLEDGMENT

STATE OF ARKANSAS)
)ss:.
COUNTY OF PULASKI)

Before me, DAVID W. WALKER, a Notary of said State and County aforesaid, personally appeared Christopher L. Palmer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged himself to be Member of Wilson and Associates, PLLC, a limited liability company, an that he as such Member, being authorized so to do executed the foregoing instrument for the purpose contained, by signing the name of Christopher L. Palmer, by himself as such Member.

Witness my hand and seal at office in Little Rock, Arkansas this 20th day of October, 2004.

DAVID W. WALKER NOTARY PUBLIC PULASKI COUNTY, AR

Notary Public

My Commission Expires: 08/06/07

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 $71,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Tim Forsman

ACKNOWLEDGMENT

STATE OF _____)
)ss:.
COUNTY OF _____)

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Tim Forsman, with whom I am personally acquainted, and who acknowledged that he executed the within instrument as Successor Trustee, for the purposes therein contained.

Witness my hand and seal at office in _____, _____ this _____ day of _____, _____.

_____
Notary Public

My Commission Expires: _____

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Tim Forsman
1212 Linden Avenue
Nashville, TN 37212

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 71,500.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 26 DAY OF Oct 20 04
Deputy Register

Parcel No. 042-07-0 057.00

DSTDeedforPMI_DWalker_041020_1634

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. 784-204093/784-69580