**RECORDING LEGEND**

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

**GRANTOR(s)**
**Anthony Williams and Lisa Williams**

**GRANTEE**
Federal National Mortgage Association

Davidson County DEEDTRS
Recvd: 12/06/04 15:40 3pgs
Fees:18.00 Taxes:513.40
20041206-0145285

# TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated December 23, 2002 and recorded on January 13, 2003 as Instrument No. 20030113-0004937 in the Register's Office of Davidson County, Tennessee, Anthony Williams, and Lisa Williams conveyed to Arnold M. Weiss, Attorney, as Trustee for America's Wholesale Lender, 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 **CHRISTOPHER L. PALMER** as Successor Trustee by instrument of record recorded on October 12, 2004 as Instrument No. 20041012-0122738 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 November 10, 2004 at the Davidson County Courthouse 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 Mortgage Electronic Registration Systems, Inc., at and for the sum of $138,757.14, that being the highest and best bid offered; and

WHEREAS, the said Mortgage Electronic Registration Systems, Inc. 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. 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 Number 66 on the resubdivision of Lot Number 66 on the Plan of Rosewood Heights, Section II, as of record in Book 3842, Page 46, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof. Included in the above description, but expressly excluded herefrom is a portion of said property having been conveyed to Jean Burkhalter, by deed of record in Book 6702, Page 787, Register's Office for Davidson County, Tennessee, described as follows: Land in Davidson County, Tennessee, being a portion of Lot Number 66 on the resubdivision of Lot Number 66 on the plan of Rosewood Heights, Section II, as of record in Book 3842, Page 46, Register's Office for Davidson County, Tennessee, described as follows: Said part of Lot Number 66 fronts 12 fronts on the Southerly margin of Mitchell Road and runs back parallel lines approximately 94.64 feet, more or less, along the Easterly line of Lot Number 66 to a rear line measuring 12 feet thereon.
>
> Commonly known as: 1026 Mitchell Road, Nashville, Tennessee 37206

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 10 day of NOV, 2004.

Christopher L. Palmer
Successor Trustee

ACKNOWLEDGMENT

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

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Christopher L. Palmer, as Successor Trustee, 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 Little Rock, Arkansas this 10 day of NOV, 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 $$138,757.14, 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
Successor Trustee

ACKNOWLEDGMENT

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

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Christopher L. Palmer, as Successor Trustee, 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 Little Rock, Arkansas this 10 day of NOV, 2004.

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

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:**
Federal National Mortgage Association
c/o Countrywide Home Loans
7105 Corporate Drive
Plano, TX 75024

Parcel No. 083-08-0067.00

DSTDeedforFNMA_MNagle_041110_1518

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