RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Charles W. Reasonover

GRANTEE
Federal National Mortgage Association

Davidson County DEEDTRS
Recvd: 12/08/04 14:09 3pgs
Fees:18.00 Taxes:385.43
20041208-0146455

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated November 14, 2001 and recorded on November 27, 2001 as Instrument No. 20011127-0129231 in the Register's Office of Davidson County, Tennessee, Charles Reasonover conveyed to Robert Rutherford, as Trustee for Home Loan Corporation D/B/A Expanded Mortgage Credit, 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 November 16, 2004 as Instrument No. 200411160137763 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 17, 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 Select Portfolio Servicing, Inc. fka Fairbanks Capial Corp. *(vests to: Federal National Mortgage Association at F/C sale), at and for the sum of $104,170.10, that being the highest and best bid offered; and

WHEREAS, the said Select Portfolio Servicing, Inc. fka Fairbanks Capial Corp. *(vests to: Federal National Mortgage Association at F/C sale) 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 Select Portfolio Servicing, Inc. fka Fairbanks Capial Corp. *(vests to: Federal National Mortgage Association at F/C sale) 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 located in Davidson County, Tennessee, being known as Lot No. 4 on the Plan of Twin Lawn Subdivision, Section 2, of record in Book 2854, Page 44, Register's Office for said County. Said Lot Number 4 fronts 80.0 feet on the northerly side of Lyncrest Drive and extends back between parallel lines 176.4 feet to a dead line in the rear, measuring 80.0 feet thereon. Being the same property conveyed to Charles W. Reasonover on May 15, 1991 by deed of record in Book 8355, Page 987.**
>
> **Commonly known as: 2872 Lyncrest Drive, Nashville, Tennessee 37214**

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 17 day of NOV 04.

Christopher L. Palmer
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS

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 17 day of NOV, 04.

Notary Public

My Commission Expires:

TRICIA FREDINBURG
NOTARY PUBLIC-STATE OF ARKANSAS
PULASKI COUNTY
My Commission Expires 07-20-14

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 $104,170.10, 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

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 17 day of NOV, 04.

Notary Public

My Commission Expires:

TRICIA FREDINBURG
NOTARY PUBLIC-STATE OF ARKANSAS
PULASKI COUNTY
My Commission Expires 07-20-14

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal National Mortgage Association
c/o Select Portfolio Servicing, Inc.
3815 South West Temple
Salt Lake City, UT 84115

Parcel No. 096-13-0 116.00

DSTDeedforFNMA_jwoods_041120_1227

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
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(501) 219-9388