Tennessee
Map: #60-3-3

Thomas Stewart
PRINCIPAL: #006051980-8

Davidson County DEEDTRS
Recvd: 01/18/05 14:10 3 pgs
Fees:17.00 Taxes:0.00
20050118-0006131

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated April 20, 2001, and recorded in REGISTER'S INSTRUMENT: #20010501-0043988, in the Register's Office of Davidson County, Tennessee, Thomas E. Stewart, an unmarried person, conveyed to First American Title, Trustee(s), 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 appointed the undersigned as Substitute Trustee by instrument of record in REGISTER'S INSTRUMENT: #20040928-0116458, in the Register's Office of said County; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary 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 the sale was appointed to be held on December 14, 2004, at the outside door of the Register of Deeds office located at 501 Broadway Suite 501, Gaylord Entertainment Center of Davidson County, 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 sale FEDERAL HOME LOAN MORTGAGE CORPORATION, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of SEVENTY TWO THOUSAND TWO HUNDRED DOLLARS AND 00/100; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by FEDERAL HOME LOAN MORTGAGE CORPORATION of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said FEDERAL HOME LOAN MORTGAGE CORPORATION, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in NASHVILLE, COUNTY OF DAVIDSON, State of Tennessee, to-wit:

"PLEASE SEE LEGAL DESCRIPTION ATTACHED HERETO:"

THOMAS E. STEWART AND WIFE, NOVELLA E. STEWART, THEIR HEIRS AND ASSIGNS, obtained title to the above referenced real estate by Deed of record in BOOK: #8581, PAGE: #893, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto FEDERAL HOME LOAN MORTGAGE CORPORATION, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

Recording Appointment of Substitute Trustee	12.00
Publication Expense	255.00
Attorney's Fees and Trustees Fees	550.00
Credit on Note	71,383.00
	$72,200.00

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on December 14, 2004 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On December 14, 2004 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

BRENDA L. DOYLE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY MY COMM. EXP. 9-17-08

My Commission Expires:

State Tax $
CLERK'S FEE $

TOTAL $

PROPERTY ADDRESS
3317 PARKWAY DRIVE
NASHVILLE, TENNESSEE 37202

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

FEDERAL HOME LOAN MORTGAGE CORPORATION
C/O PRINCIPAL RESIDENTIAL MORTGAGE, INC
711 HIGH STREET
DES MOINES, IA 50392

MORTGAGEE: NONE

THIS INSTRUMENT PREPARED BY:
ARNOLD M. WEISS
ATTORNEY AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103

RETURN TO:→

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$*****EXEMPT*********EXEMPT**********EXEMPT*********

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE DAY OF Dec 14 20 04

NOTARY PUBLIC Brenda L. Doyle

MY COMMISSION EXPIRES 9-17-08

BRENDA L. DOYLE STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY MY COMM. EXP. 9-17-08

EXHIBIT A

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

Being Part of Lot No. B-11 on the Map of Temple Subdivision , as of record in Book 974, Page 3, Register's Office for Davidson County, Tennessee, and more particularly described according to a survey thereof made by Z. J. Wilkinson, Surveyor, September 6, 1952.

Said pat of Lot No. B-11 fronts 173 feet on the northerly side of Homestead Road and extends back between lines 283 feet on the westerly side and 304 feet on the easterly side to a dead line in the rear, measuring 182 feet thereon.

INCLUDED in the above description but expressly EXCLUDED therefrom is that portion of the premises acquired by the State of Tennessee for Interstate Hwy. 65 right-of-way, described as follows:

Beginning on the northerly side of Homestead Road at the Southeasterly corner of the aforementioned property; thence Westerly along said Northerly side 173 feet, more or less, thence leaving said Northerly side of Homestead Road, Northeasterly 211 feet, more or less, to the Easterly line of the aforementioned property; thence along said Easterly side, Southwesterly 115 feet, more or less, to the point of beginning.

This conveyance is subject to all matters of record on plat, in Plat Book 974, Page 3, Register's Office for said County.

This conveyance is made subject to all zoning regulations, building restrictions, easements, rights of public utilities or other governmental regulations applicable to the foregoing property. The taxes for the current year have been prorated and are assumed by the grantee(s).