RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
James D. Barbee and Lori L. Barbee

GRANTEE(s)
**The Secretary of Veterans Affairs,
an Officer of the United States of America,
his/her successors and/or assigns**

Davidson County DEEDTRS
Recvd: 04/26/05 10:06 3 pgs
Fees:17.00 Taxes:0.00
20050426-0046275

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated September 23, 1998 and recorded September 29, 1998, at Book 11130, Page 613 in the Register's Office of Davidson County, Tennessee, James D. Barbee, and Lori L. Barbee conveyed to R. Dale Floyd, as Trustee for Calvary Banking, 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 March 23, 2005 as Instrument No. 20050323-0031776 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 April 13, 2005 at the GAYLORD ENTERTAINMENT CENTER, 501 BROADWAY 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 Washington Mutual Bank is successor to Washington Mutual Home Loans, at and for the sum of $73,589.00, that being the highest and best bid offered; and

WHEREAS, the said Washington Mutual Bank is successor to Washington Mutual Home Loans has assigned its interest in said property to The Secretary of Veterans Affairs, an Officer of the United States of America, his/her successors and/or 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 Washington Mutual Bank is successor to Washington Mutual Home Loans 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 Secretary of Veterans Affairs, an Officer of the United States of America, his/her successors and/or assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 3, on the plan of the Resubdivision of Lots 198, 199, 200, and 201, Maplewood Heights, 2nd Addition, as shown on plat of record in Plat Book 3500, page 12, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more particular description. Being the same property conveyed to James D. Barbee and wife, Lori L. Barbee, by deed of record in Deed Book 10132, page 178, in the Register's Office of Davidson County, Tennessee. This conveyance is made subject to restrictions, covenants and easements that are applicable to the above described property, and of record, and to all zoning restrictions and regulations of the appropriate governmental body.
>
> Commonly known as: 4023 Hutson Avenue, Nashville, Tennessee 37216.
>
> Tax Parcel No.: 061-06-0 072.00

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 Secretary of Veterans Affairs, an Officer of the United States of America, his/her successors and/or assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his hand and seal this 22 day of April, 2005.

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 22 day of April, 2005.

Notary Public

My Commission Expires:

R. DENICE TAYLOR MY COMM. EXP. NOTARY PUBLIC 09-25-12 PULASKI CO. ARKANSAS

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 $0.00, 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
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 who I am personally acquainted, and whom acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Little Rock, AR this 22 day of April, 2005.

Notary Public

My Commission Expires:

R. DENICE TAYLOR MY COMM. EXP. NOTARY PUBLIC 09-25-12 PULASKI CO. ARKANSAS

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Department of Veterans Affairs
Regional Office
110 9th Avenue South
Nashville, Tennessee 37203

VA No. 20-20-6-0466516

DEEDTrusteeforVA_Tcarter_050414_1100

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