RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Shirley Goosetree Vaughan

GRANTEE(s)
Tim Forsman

Davidson County DEEDTRS
Recvd: 04/26/05 15:50 3 pg
Fees:18.00 Taxes:481.00
20050426-0046563

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated February 23, 2000 and recorded April 25, 2000, as Instrument No. 200004260041165 in the Register's Office of Davidson County, Tennessee, Shirley Goosetree Vaughan conveyed to The Associates, as Trustee for Associates Home Equity Loan 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 **CHRISTOPHER L. PALMER** as Successor Trustee by instrument of record recorded on April 1, 2005 as Instrument No. 20050401-0035275 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 20, 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 Tim Forsman, at and for the sum of $61,800.00, 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:

A certain tract or parcel of land situated in the Davidson County, State of Tennessee, described as follows, to-wit: Land in Davidson County, Tennessee being Lot number 60 on the Plan showing Subdivision of Lots Numbers 8, 9 and 10, and part of Lot Number 7 of Black "A" Lots Numbers 13 and 14 of Block "B" and all of Block "C" in the Subdivision of the Weakley Home Place, as of record in Book 547, Page 12, Register's Office for said County. Said Lot Number 60 fronts 50 feet on the westerly side of Porter Avenue and runs back between parallel lines 150 feet to an alley. Being the same property conveyed to Charles Williamson Vaughn and Shirley Goosetree Vaughn from A. T. Hasslock and Janet Hasslock, filed on 09-11-70 in Book 4444, Page 961. As more fully described in Deed Book 4444, Page 961 and recorded 09-11-70. The said Charles Williamson Vaughan is now deceased.

Commonly known as: 1002 North 16th Street, Nashville, Tennessee 37206.

Tax Parcel No.: 083-02-0 130.00

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 Tim Forsman, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his hand and seal this 22 day of Apr, 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 SuccessorTrustee for the purposes therein contained.

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

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 $61,800.00, 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 _____

COUNTY OF _____

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, _____, 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 _____ this _____ day of _____, _____.

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 130,000
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 21 DAY OF APR 20 05
Deputy Register

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

DEEDTrusteefor3rdParty_phicks_050420_1652

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