PICK-UP

Davidson County DEEDTRS
Recvd: 05/18/05 10:02 2 pg
Fees:13.00 Taxes:111.00
20050518-0055906

Tennessee
Map: #082.03-161.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated JUNE 27, 1980, AND RECORDED IN BOOK 5621 PAGE 212 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, DAVID W. HAYES AND WIFE LILLIAN B. HAYES, TRANSFERRED TO PAMELA J. PARHAM, UNMARRIED, CONVEYED TO P. E. DAVIS, 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: #20050120-0007068 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 May 10, 2005, 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 ERIC L. SOX, whose address is 7051 HIGHWAY 70 SOUTH-315, NASHVILLE, TENNESSEE 37221, being the highest and best bidder, became the purchaser of said property at and for the sum of NINE THOUSAND SIX HUNDRED NINETY SIX DOLLARS AND 00/100; and,

WHEREAS, the purchaser, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the amount of his bid.

NOW, THEREFORE, in consideration of the premises and the payment by ERIC L. SOX 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 ERIC L. SOX, his heirs 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 25 ON THE PLAN OF THE BENEDICT LAND COMPANY'S SUBDIVISION OF THE LINDSLEY TRACT, AS OF RECORD IN BOOK 332, PAGE 40, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 25 FRONTS 50 FEET ON THE WESTERLY SIDE OF STOCKELL STREET AND RUNS BACK BETWEEN PARALLEL LINES 179 FEET, MORE OR LESS, TO AN ALLEY

PAMELA J. PARHAM-EL, HER HEIRS AND ASSIGNS, obtained title to the above referenced real estate by FINAL DECREE of record in BOOK: #11237, PAGE: #155, 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 ERIC L. SOX, his heirs 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.

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 May 10, 2005 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On May 10, 2005 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.

Brenda L. Doyle
NOTARY PUBLIC

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

MY COMMISSION EXPIRES: 9-17-08

STATE TAX $
CLERK'S FEE $

TOTAL $

PROPERTY ADDRESS
910 STOCKELL STREET
NASHVILLE, TENNESSEE 37207

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
ERIC L. SOX
7051 HIGHWAY 70 SOUTH-315
NASHVILLE, TENNESSEE 37221

MORTGAGEE: NONE

THIS INSTRUMENT PREPARED BY:
WEISS SPICER, PLLC
ATTORNEYS AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103
(901) 526-8296

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 30,000
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE DAY OF May 18 20 05
NOTARY PUBLIC
MY COMMISSION EXPIRES July 19, 2008

MELISSA L. BLEA STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON