Tennessee
Map: #33-16-19

Joseph Curley
HFN: #0800677510

Davidson County DEEDTRS
Recvd: 05/27/05 09:58 2 pgs
Fees:13.00 Taxes:418.84
20050527-0059923

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated MARCH 12, 1999, AND RECORDED IN BOOK: #11387, PAGE: #34, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, JOSEPH ANTHONY CURLEY, JR., A SINGLE PERSON, CONVEYED TO WILLIAM D. CASTLEMAN, 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: #20050104-0001025, 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 17, 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 BANK ONE, NATIONAL ASSOCIATION, F/K/A THE FIRST NATIONAL BANK OF CHICAGO, AS TRUSTEE, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of ONE HUNDRED THIRTEEN 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 BANK ONE, NATIONAL ASSOCIATION, F/K/A THE FIRST NATIONAL BANK OF CHICAGO, AS TRUSTEE of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, VALERIE ANN SPICER, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said BANK ONE, NATIONAL ASSOCIATION, F/K/A THE FIRST NATIONAL BANK OF CHICAGO, AS TRUSTEE, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in MADISON, COUNTY OF DAVIDSON, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 152 ON THE PLAN OF PRIMROSE ACRES, SECTION 2, OF RECORD IN BOOK 2900, PAGE 44, REGISTER'S OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTHWESTERLY MARGIN OF GRAYCROFT AVENUE, THE COMMON CORNER OF LOTS 152 AND 153; THENCE WITH THE LINE BETWEEN SAID LOTS, NORTHWESTWARDLY 281 FEET TO A POINT; THENCE NORTHEASTWARDLY 146 FEET TO A POINT IN THE SOUTHWESTERLY MARGIN OF APPLE VALLEY ROAD;

THENCE WITH THE MARGIN OF THE SAME, SOUTHEASTWARDLY 256 FEET TO A POINT, THE BEGINNING OF A CURVE; THENCE SOUTHWARDLY AROUND SAID CURVE WITH A RADIUS OF 25 FEET, 39.27 FEET TO A POINT IN THE NORTHWESTERLY MARGIN OF GRAYCROFT AVENUE; THENCE WITH THE MARGIN OF THE SAME, SOUTHWESTWARDLY 121 FEET TO THE POINT OF BEGINNING.

JOSEPH ANTHONY CURLEY, JR., A SINGLE PERSON, HIS HEIRS AND ASSIGNS, obtained title to the above referenced real estate by Deed of record in BOOK: #11387, PAGE: #31, 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 BANK ONE, NATIONAL ASSOCIATION, F/K/A THE FIRST NATIONAL BANK OF CHICAGO, AS TRUSTEE, with full power in trustee to sell, mortgage, lease, convey, or otherwise dispose of said property, any purchaser, lessee or encumbrancer being hereby expressly relieved of the necessity of looking to the application of the proceeds of any such sale, lease, mortgage or other disposition, and unto the successors and assigns of the said trustee in fee simple forever, to whom the said VALERIE ANN SPICER, 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	22.00
Publication Expense	255.00
Attorney's Fees and Trustees Fees	550.00
Credit on Note	112,373.00
	$113,200.00

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 VALERIE ANN SPICER, Substitute Trustee, has on May 17, 2005 hereunto set his hand and seal.

VALERIE ANN SPICER, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On May 17, 2005 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared VALERIE ANN SPICER 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: 9-17-08

STATE TAX $
CLERK'S FEE $

TOTAL $

PROPERTY ADDRESS
1021 NORTH GRAYCROFT AVENUE
MADISON, TENNESSEE 37115

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
BANK ONE, NATIONAL ASSOCIATION
C/O HOMECOMINGS FINANCIAL NETWORK
9350 WAXIE WAY
SAN DIEGO, CA 92123

MORTGAGEE: NONE

THIS INSTRUMENT PREPARED BY:
WEISS SPICER, PLLC

RETURN TO:→

ATTORNEYS AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 113,200.00
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE DAY OF
May 17, 2005 20
NOTARY PUBLIC
MY COMMISSION EXPIRES 9-17-08

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