Davidson County DEEDTRS
Recvd: 06/10/05 11:48 3 pgs
Fees:18.00 Taxes:354.83
20050610-0066709

PICK-UP

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on March 28, 2002, Kaye C. Chavis, an unmarried woman, executed to D. M. Grisham, Trustee, a certain deed of trust conveying to him as Trustee, certain property hereinafter fully set forth and described, which deed of trust is of record under 20020405-0042007, in the Register's Office of Davidson County, Tennessee (the "Deed of Trust"); and

WHEREAS, by instrument of record under 20050420-0043762 in said Register's Office the Original Trustee was replaced by E. Franklin Childress, Jr., Blair B. Evans, and Mary K. Alissandratos, as Substitute Trustees, any one of whom is empowered to serve with all the title, powers, and duties of the Original Trustee named in said Deed of Trust described above; and

WHEREAS, default having been made in the payment of the debts and the performance of the obligations secured by said Deed of Trust, Citifinancial Mortgage Company, Inc., by assignment, the owner thereof, requested the undersigned to advertise and sell the security according to the terms thereof; and

WHEREAS, in accordance with said request, the said real estate described in said Deed of Trust was advertised for sale in THE NASHVILLE RECORD, a newspaper published in the City of Nashville, Davidson County, Tennessee, the first insertion appearing on April 28, 2005 and subsequent insertions appearing on May 5, 2005, and May 12, 2005, giving the time, terms, place of sale, and description of the real estate; and

WHEREAS, at ten thirty o'clock (10:30 a.m.), on **Friday, May 20, 2005**, being the time and at the main door of the Register of Deeds, located in the Gaylord Entertainment Center, 501 Broadway, Suite 501, Nashville, Davidson County, Tennessee, being the place mentioned in said advertisement, the undersigned offered said real estate for sale in accordance with all the terms and requirements in said Deed of Trust and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to RJ Rentals, General Partnership at and for the sum of $95,901.00, which is the highest and best bid in connection therewith;

NOW, THEREFORE, the undersigned in consideration of the premises and the payment of said bid, which amount has been applied toward the payment of said indebtedness, hereby bargains, sells, conveys, and confirms unto said RJ Rentals, General Partnership, the following real estate situated and located in Davidson County, Tennessee, to-wit:

Being Lot No. 53 on the Plan of Calumet Subdivision, Phase 3, as of record in Plat Book 9700, Page 13, Register's Office for Davidson County, Tennessee to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Kaye C. Chavis by Warranty Deed from James T. McLean, Sr. dated January 31, 1996 and recorded on February 7, 1996 in Book 9940, Page 588 at the Register's Office of Davidson County, Tennessee.

The conveyance of the aforesaid property is subject to unpaid property taxes, assessments, subdivision restrictions, building lines, and easements of record in the Davidson County Register's Office.

IN WITNESS WHEREOF, Mary K. Alissandratos, as Substitute Trustee has hereunto set her hand this the 23rd day of May, 2005.

Mary K. Alissandratos
MARY K. ALISSANDRATOS
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE

COUNTY OF SHELBY

On this 23rd day of May, 2005, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Mary K. Alissandratos, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed as Substitute Trustee.

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

Leslie King
NOTARY PUBLIC

LESLIE KING
MY COMM EXP.
NOTARY PUBLIC AT LARGE
7-13-2005
SHELBY CO., TN

My Commission Expires:

7-13-05

STATE OF TENNESSEE
COUNTY OF Rutherford

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $95,901.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

AFFIANT

Subscribed and sworn to before me on this 7 day June, 2005.

NOTARY PUBLIC

DEBRA J. BRICCO NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

My Commission Expires:

May 18, 2008

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PROPERTY ADDRESS:	3912 Calumet Drive Antioch, Tennessee 37013
OWNER AND MAIL TAX NOTICE TO:	R J Rentals, General Partnership 557 Sam Ridley Parkway Smyrna, TN 37167
PREPARED BY AND RETURN TO:	Baker, Donelson, Bearman, Caldwell & Berkowitz, PC 165 Madison Avenue, Suite 2000 Memphis, TN 38103
Tax Parcel ID:	Map 150-14, Group A, Parcel 53 CO