RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Robert L. Holt

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: 05/24/05 08:28 5 pgs
Fees:27.00 Taxes:0.00
20050624-0072619

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated January 23, 2004 and recorded February 2, 2004, as Instrument No. 20040202-0012268 in the Register's Office of Davidson County, Tennessee, Robert L. Holt conveyed to Dennie R. Marshall, as Trustee for Mortgage Electronic Registration Systems, Inc. acting solely as nominee for GMAC Mortgage 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 25, 2005 as Instrument No. 20050425-0045370 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 June 15, 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 Mortgage Electronic Registration Systems, Inc., at and for the sum of $89,893.00, that being the highest and best bid offered; and

WHEREAS, the said Mortgage Electronic Registration Systems, Inc. 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 Mortgage Electronic Registration Systems, Inc. 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 Number 15, on the Plan of Section I, Burchwood Gardens Subdivision, as shown on plat of record in Plat Book 2900, Page 16, in the Register's Office for Davidson County, Tennessee,to which plat reference is hereby made for a more particular description. Said Lot Number 15 fronts 95.02 feet on the north side of Porter Road and extends back between lines 200 feet to a dead line on which it measures 95 feet. Being the same property conveyed to Robert L. Holt by Warranty Deed ~~Deed~~ recorded on January 8, 2003 at/as 20030108-0003727 in the Register's Office of Davidson County, Tennessee. DEL

Commonly known as: 2309 Porter Road, Nashville, Tennessee 37216.

Tax Parcel No.: 072-16-0-059.00

The above-described property is conveyed subject to the rights of the United States of America to redeem the property as provided for in 26 U.S.C. §7425(d)(1).

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 June, 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 June, 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 $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, Arkansas this 22 day of June, 2005

Lena M. Nagle
Notary Public

My Commission Expires: _____

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 8-10-2011

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

VA No. 20-20-6-0518781
DEEDTrusteeforVAFEDTaxOnly_phicks_050615_1521

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

5-16

902-77998
PP to 6/15

DEPARTMENT OF THE TREASURY
INTERNAL REVENUE SERVICE
Washington, D.C. 20224

SMALL BUSINESS/SELF-EMPLOYED DIVISION

April 28, 2005

Wilson & Associates, P.L.L.C.-Christopher L. Palmer
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211

Dear Mr. Palmer:

This is to acknowledge receipt of your correspondence dated April 15, 2005 regarding Robert Lawrence Holt, 2309 Porter Road, Nashville, Tennessee 37216, TIN 62-0998032. Your notice is considered adequate for a non-judicial sale under the provisions of Section 7425 of the Internal Revenue Code of 1986.

If the property is sold for more than the total due on the foreclosing instrument, any excess proceeds are subject to the lien(s) of the Internal Revenue Service. Send excess proceeds to the address shown below.

The Internal Revenue Service reserves its right to redeem real property. If you desire to submit an application for release of our right of redemption, you may request a copy of Publication 487, by calling 1-800-TAX-FORM. A payment may be required to secure a release.

We are enclosing a blank "Report Of Sale". Within fifteen (15) days from the day of sale, please complete the report and return it to the address on the Report of Sale. If the sale is canceled, please provide a brief explanation as to the reason.

If you have any questions, please contact P. Jackson, badge number 62-09322, telephone number, (615)250-5749, fax to (615)250-5406, or write to 801 Broadway, MDP 53, Nashville, TN 37203. Thank you for your cooperation.

Sincerely,

For: Gwannette Claybrook
Technical Services Group Manager

Enclosure

REPORT OF SALE

Robert Lawrence Holt
2309 Porter Road, Nashville, Tennessee 37216
62-0998032

Date Sale Held:_____ Sale Price:_____

Purchaser's Name and Address:_____

_____

_____

Payoff Amount of Foreclosing Instrument:_____

Detail Expenses Charged to the Sale:_____

_____

Will You Seek a Deficiency Judgment? YES NO

Amount of Judgment Obtainable:_____

Judgment Recording Place:_____

_____

Volume:_____ Page:_____

"Under penalty of perjury, I declare this information true, correct and complete."

5-19-05
Date

Signature

MAIL TO:
INTERNAL REVENUE SERVICE
AREA DIRECTOR COMPLIANCE
ATTN: TECHNICAL SERVICES
801 BROADWAY, MDP 53
NASHVILLE, TN 37203

Sale PP to 6/15