RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Mary C. Birchett

GRANTEE(s)
Mortgage Electronic Registration Systems, Inc.

Davidson County DEEDTRS
Recvd: 08/05/05 08:29 3 pgs
Fees:18.00 Taxes:343.74

20050805-0092141

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated July 10, 2002 and recorded July 16, 2002, as Instrument No. 20020716-0085635 in the Register's Office of Davidson County, Tennessee, Mary H. Birchett conveyed to Jerome S.Grand, as Trustee for GreenPoint Mortgage Funding, Inc., 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 July 11, 2005 as Instrument No. 200507110079730 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 July 13, 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 $92,903.63, 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 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 said Mortgage Electronic Registration Systems, Inc., its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Being part of Reserved Tract adjacent to Lots 536 and 313 on the Plan of Edge-O-Lake Estates, Section 6, as of record in Book 3700, page 15, Register's Office for said County, Described according to a survey of Hal R. Swann, Jr. Surveyor, September 16, 1971 as follows: Beginning at a point in the Southerly margin of Edge-O-Lake Drive, at the Northeasterly corner of Lot 536 on said plan; thence with the margin of said drive, South 50-55 East 144.81 feet to a point in the beginning of a curve; thence around said curve Southwesterly 47.12 feet to a point in the Westerly margin of Bell Road; thence with said road, South 39-05 West 25.6 feet to a corner of Walter T. Johnson property as shown on said plan; Easterly line of Lot 536; thence with the line of the same, North 39 05 East 108.46 feet to the point of beginning. Being the same property conveyed to Edward Bill Birchett and wife, Mary H. Birchett from Burnice Wesbrooks and wife, Linda R. Wesbrooks by Deed recorded in Book 4542 at page 450, Davidson County, Tennessee.
>
> Commonly known as: 301 Bell Road, Nashville, Tennessee 37217.
>
> Tax Parcel No.: 149-04-0-227.00

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 Mortgage Electronic Registration Systems, Inc., and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his hand and seal this 1 day of August, 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 1 day of August, 2005.

Notary Public

My Commission Expires: [illegible]

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 $92,903.63, 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 whom I am personally acquainted, and who acknowledged that he executed the foregoing Form For Oath for the purposes therein contained.

Witness my hand and seal at office in [illegible] this 1 day of August, 2005.

Notary Public

My Commission Expires: [illegible]

Angela M. Graham
NOTARY PUBLIC
Pulaski County, [illegible]
My Commission Exp[illegible]

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Mortgage Electronic Registration Systems, Inc.
2300 Brookstone Centre Parkway
Columbus, GA 31094

DEEDTrusteeforPMI_agaliano_050713_1622

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
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