Tennessee
Map: #060.03-123.00

Isophine Childress
LITTON: #11665387

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated OCTOBER 20, 1997, AND RECORDED IN BOOK: #10654, PAGE: #844, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TIMOTHY CHILDRESS AND HIS WIFE, ISOPHINE CHILDRESS, CONVEYED TO ARNOLD M. WEISS OF SHELBY COUNTY, TENNESSEE, 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, 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 July 26, 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 WACHOVIA BANK, F/K/A FIRST UNION NATIONAL BANK OF NORTH CAROLINA AS TRUSTEE FOR THE REGISTERED HOLDERS OF EMERGENT HOME EQUITY LOAN PASS-THROUGH CERTIFICATES SERIES 1997-4, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of NINETY TWO THOUSAND TWO HUNDRED TWENTY FIVE 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 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 WACHOVIA BANK, F/K/A FIRST UNION NATIONAL BANK OF NORTH CAROLINA AS TRUSTEE FOR THE REGISTERED HOLDERS OF EMERGENT HOME EQUITY LOAN PASS-THROUGH CERTIFICATES SERIES 1997-4, of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Trustee, does hereby grant, bargain, sell and convey to the said WACHOVIA BANK, F/K/A FIRST UNION NATIONAL BANK OF NORTH CAROLINA AS TRUSTEE FOR THE REGISTERED HOLDERS OF EMERGENT HOME EQUITY LOAN PASS-THROUGH CERTIFICATES SERIES 1997-4, its successors 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:

BEING LOT 12, SECTION ONE, OAK PARK SUBDIVISION, OF RECORD IN BOOK: #3600, PAGE: #84, AND AS AMENDED IN BOOK 3864, PAGE 82, REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE.

SUBJECT TO RESTRICTIONS OF RECORD IN BOOK: #3821, PAGE: #343 AND AMENDED IN BOOK: #3865, PAGE: #403, SAID REGISTER'S OFFICE.

SUBJECT TO A PUBLIC UTILITY AND DRAINAGE EASEMENT AND MINIMUM BUILDING SETBACK LINE OF RECORD IN BOOK#3600, PAGE: #84 AND AS AMENDED IN BOOK: #3864, PAGE: #82, SAID REGISTER'S OFFICE.

ISOPHINE DELLERINA CHILDRESS, HER HEIRS AND ASSIGNS, obtained title to the above referenced real estate by Deed of record in REGISTER'S INSTRUMENT: #19991208-0300977, Register's Office of Davidson County, Tennessee.

Davidson County DEEDTRS
Recvd: 08/16/05 09:24 2 pgs
Fees:13.00 Taxes:341.23
20050816-0096728

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 WACHOVIA BANK, F/K/A FIRST UNION NATIONAL BANK OF NORTH CAROLINA AS TRUSTEE FOR THE REGISTERED HOLDERS OF EMERGENT HOME EQUITY LOAN PASS-THROUGH CERTIFICATES SERIES 1997-4, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Trustee, but not further or otherwise.

The said Trustee has applied the consideration as follows:

Publication Expense	265.00
Attorney's Fees and Trustees Fees	550.00
Credit on Note	86,450.00
	$92,225.00

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 Arnold M. Weiss, Trustee, has on July 26, 2005 hereunto set his hand and seal.

ARNOLD M. WEISS, Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On July 26, 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 Trustee and as his free act and deed.

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

NOTARY PUBLIC

My Commission Expires:

MY COMMISSION EXPIRES APRIL 10, 2007

DIANA WILLIAMS BARTON NOTARY PUBLIC AT LARGE SHELBY CO. TN

STATE TAX $
CLERK'S FEE $

TOTAL $

PROPERTY ADDRESS
144 OAK VALLEY DRIVE
NASHVILLE, TENNESSEE 37207

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
WACHOVIA BANK, F/K/A FIRST UNION NATIONAL
C/O LITTON MORTGAGE SERVICING CENTER, INC.
4828 LOOP CENTRAL DRIVE
HOUSTON, TEXAS 77081-2226

MORTGAGEE: NONE

THIS INSTRUMENT PREPARED BY:
WEISS SPICER, PLLC
ATTORNEYS AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103

RETURN TO:→

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 92,225.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE DAY OF July 26, 20 05
NOTARY PUBLIC
MY COMMISSION EXPIRES MY COMMISSION EXPIRES APRIL 10, 2007

DIANA WILLIAMS BARTON NOTARY PUBLIC AT LARGE SHELBY CO. TN