Davidson County DEEDTRS
Recvd: 10/26/05 10:25 2 pgs
Fees:13.00 Taxes:258.32
20051026-0129167

This Instrument was prepared by:
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4515 Poplar Avenue, Suite 322
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901.525.2427
(4863999)

SUBSTITUTE TRUSTEE'S DEED

On the 25th day of October, 2002, JOHN R. PRIMM executed a Deed of Trust to Gregg S. Murphy, Williamson County, TN as Trustee, a certain Deed of Trust recorded in the Register's Office of Davidson County, Tennessee as Instrument No. 20021104-0134564 and James A. Crislip, Jr. of Shelby County, Tennessee was substituted in his place and stead as Substitute Trustee of record in the Register's Office of Davidson County, Tennessee in Instrument No. 20050727-0087515.

The property is known as 505 Combs Terrace, Nashville, TN 37207 and is fully set forth and described hereafter.

The obligor defaulted in the payment of the debts and obligations secured by the Deed of Trust and the holder of the note evidencing such obligation requested the undersigned to advertise and sell the property conveyed thereby, according to the terms of the Deed of Trust, and in accordance with such request, the property was advertised for sale in The Nashville Record newspaper, which is a weekly newspaper published in Nashville, Tennessee, for three (3) consecutive weeks, such advertisement appearing on August 4, August 11, and August 18, 2005. Such advertisement gave the time, terms, place of sale and description of the property and at the time set out which was Friday, August 26, 2005 at 12:00 noon and at the place mentioned in the advertisement which was at 225 Polk Avenue (old Ben West Library Building) in downtown Nashville, Tennessee. The said property was offered for sale, at public outcry to the highest and best bidder for cash, at which sale the property was struck off and sold to AMERICAN HOME MORTGAGE SERVICING f/k/a PAINE WEBBER MORIGAGE FINANCE, INC. for the sum of $69,816.00, which was the highest and best valid bid offered, and the purchaser, AMERICAN HOME MORTGAGE SERVICING f/k/a PAINE WEBBER MORIGAGE FINANCE, INC. , has complied with its bid by payment of such sum to the Substitute Trustee.

NOW, THEREFORE, the undersigned, James A. Crislip, Jr., Substitute Trustee, does hereby bargain, sells, and conveys unto the said AMERICAN HOME MORTGAGE SERVICING f/k/a PAINE WEBBER MORIGAGE FINANCE, INC. , the property above mentioned and now more fully described as follows:

LAND in Davidson County, Tennessee, being Lot No. 87 on the Plan of Trinity Hills Village, Section One, Second Addition, as of record in Book 4175, Page 79, Register's Office of said County.

Said Lot No. 87 fronts 55.0 feet on the westerly margin of Combs Terrace and extends back 125.8 feet on the northerly line and 134.4 feet on the southerly line to a dead line in the rear measuring 77.1 feet thereon.

Being the property described by deed of record as Instrument No. 200211040134563 in the Register's Office for Davidson County, TN.

Parcel No. 60-12 98.00

The said James A. Crislip, Jr., Substitute Trustee, hereby warrants the title to the above described property against the lawful claims of all persons claiming the same by, through or under him, but not further or otherwise.

The proceeds of sale have been disbursed as required by law.

IN WITNESS WHEREOF, the said James A. Crislip, Jr., Substitute Trustee, has hereunto set his hand this 26th day of August, 2005.

JAMES A. CRISLIP, JR., SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 26th day of August, 2005, before me, a Notary Public in and for the State of Tennessee and County of Shelby, duly commissioned and qualified, personally appeared James A. Crislip, Jr., Substitute Trustee, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

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

NOTARY PUBLIC

LINDA STUNDAHL NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN

My Commission Expires
July 11, 2006

AFFIDAVIT OF VALUE

STATE OF TENNESSEE
COUNTY OF SHELBY

I, or we, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for the transfer or value of the property transferred, whichever is greater, is, $69,816.00, which amount is equal to or greater than the amount which the property transfer would command at a fair and voluntary sale.

AFFIANT

SUBSCRIBED and sworn to before me this 26th day of August, 2005.

NOTARY PUBLIC

LINDA STUNDAHL NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN

My Commission Expires
July 11, 2006

FOR REGISTER'S USE ONLY

Property known as: 505 Combs Terrace Nashville, TN 37207	GRANTEE & Send Tax Notice to: American Home Mortgage Servicing f/k/a PAINE WEBBER MORTGAGE FINANCE, INC. 4600 Regent Boulevard #200 Irving, TX 75063	This Instrument was prepared by: CRISLIP, PHILIP & ASSOCIATES 4515 Poplar Avenue, Suite 322 Memphis, Tennessee 38117 901.525.2427