RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Joseph S. Kocsis

GRANTEE(s)
SFJV 2005-1, LLC

Davidson County DEEDTRS
Recvd: 12/01/05 14:00 3 pgs
Fees:18.00 Taxes:311.54

20051201-0144563

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated June 5, 2003 and recorded June 9, 2003, as Instrument No. 20030609-0079043 in the Register's Office of Davidson County, Tennessee, Joseph S. Kocsis conveyed to Jeanine B. Saylor, a resident of Shelby County, Tennessee, as Trustee for 1st Trust Bank For Savings Federal Savings Bank, 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 **AARON SQUYRES** as Successor Trustee by instrument of record recorded on June 15, 2005 as Instrument No. 20050615-0068239 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 6, 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 SFJV 2005-1, LLC, at and for the sum of $84,201.33, 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 SFJV 2005-1, LLC 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 SFJV 2005-1, LLC, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Being Lot No. 246 on the Map of Rayon City, of record in Book 843, page 13, Register's Office for Davidson County, Tennessee. Said Lot 246 fronts 50 feet on the southerly side of Rayon Drive and runs back between parallel lines 150 feet to a dead line. Being the same property conveyed to Joseph S. Kocsis, unmarried, by deed of record in Instrument No. 20030609-0079042, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 217 Rayon Drive, Old Hickory, Tennessee 37138.

Tax Parcel No.: 044-09-0 019.00

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 SFJV 2005-1, LLC, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Trustee has hereunto set his or her hand and seal this 28 day of November, 2005

Aaron Squyres, 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, Aaron Squyres, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 25 day of November, 2005.

Notary Public

My Commission Expires:

Angela M. Galiano
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 **$84,201.33, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.**

Aaron Squyres, 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, Aaron Squyres, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the foregoing Form For Oath for the purposes therein contained.

Witness my hand and seal at office in LR this 28 day of November, 2005

Notary Public

My Commission Expires:

Angela M. Galiano
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 8-10-2011

PROPERTY OWNER OR AGENCY
RESPONSIBLE FOR PAYMENT OF TAXES:
SFJV 2005-1, LLC
7495 New Horizon Way
Frederick, MD 21703

FHA No. 483-3295133-703

DEEDTrusteeforPMI_agaliano_051115_1114

This Instrument Prepared By:
Robert M. Wilson, Jr.
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