Davidson County DEEDTRS
Recvd: 12/19/05 11:41 3 pgs
Fees:18.00 Taxes:544.02
20051219-0151777

THIS INSTRUMENT WAS PREPARED BY:
M. NORRIS JENKINS, ATTORNEY AT LAW
Suite 230, 392 Harding Place
Nashville, TN 37211

M. NORRIS JENKINS

Trustee

Map 147-12
Parcel 81

TRUSTEE'S DEED

TO: William T. Carter
5214 PRITCHETTE
APT-A,
NASHVILLE, TNN. 37220

WHEREAS, by Deed of Trust executed February 28, 2003 and recorded in Instrument No. 20030304-0027950, Register's Office for Davidson County, Tennessee, the hereinafter described property was conveyed from Maxwell C. Hartman (Mortgagor) to M. Norris Jenkins, Trustee, to secure payment of a Deed of Trust Note of the same date as fully described in said Deed of Trust; and

WHEREAS, said Deed of Trust provides that in the event said note was not paid when due the lawful holder of said note was authorized to declare the whole of said note immediately due and payable and to sell said real property at auction for cash to the highest bidder free from all rights and claims of said Mortgagors, their heirs, administrators, successors or assigns, after advertising the time and place of said sale; and

WHEREAS, William T. Carter is the owner and holder of said note and Deed of Trust by virtue of the instrument recorded in Instrument No. 20030304-0027950, Register's Office of said County; and

WHEREAS, default did occur in the payment of said indebtedness, the whole of said indebtedness was declared immediately due and payable and notice was given by publication in a newspaper of general circulation in said County, that the property would be sold at the outside door of the Register of Deeds Office located at 501 Broadway, Suite 501, Gaylord Entertainment Center, Nashville, Tennessee, on Monday, December 19, 2005, at 11:30 a.m., for the highest and best bid for cash; and

WHEREAS, the sale was conducted at the time and place as advertised and William T. Cater was the highest and best bidder for cash, said bid being in the amount of $147,033.50;

NOW THEREFORE, I, M. Norris Jenkins, Trustee, by virtue of the authority vested in me and pursuant to the terms of said Deed of Trust,

have this day bargained and sold and do by these presents transfer and convey to William T. Carter, his heirs and assigns forever, that certain land described as follows:

Land in Davidson County, Tennessee, and being Lot No. 2 of the Tom C. Lamb Subdivision, Section IV of record in Book 4675, page 151 and more particularly described as follows:

Beginning at a point 261.33 feet from the northwesterly corner of Phillip Saindon, Trustee, of record in Book 4402, page 307, and fronting on a twenty foot alley; thence leaving said alley and along the southerly margin of Clifton W. Freels North 63 deg. 30' 0'' East 94.06 feet to a concrete marker; thence South 26 deg. 22' 0'' East 66.45 feet; thence along William T. Carter South 63 deg. 38' 0'' West to the margin of the alley; thence along the margin of the alley North 26 deg. 12' 43'' West 66.45 feet to the point of beginning.

Being the same property conveyed to Maxwell C. Hartman by deed from William C. Carter of record in Instrument No 20030304-0027949, Register's Office for Davidson County, Tennessee

This is improved property at 4716-B Nolensville Road, Nashville, TN 37211.

It is the intention and purpose of M. Norris Jenkins, Trustee, to convey the above described property with all of the covenants and warranties which he is authorized to make as such Trustee, but it is expressly understood and agreed that all of such warranties and covenants are made by him as Trustee and not individually. This sale is in accordance with the Federal Housing and Community Development Act of 1987, Section 569 Sub(2)(B) and there is no right of redemption in the mortgagors or any other person.

IN WITNESS WHEREOF, I, M. Norris Jenkins, Trustee, have executed this deed of conveyance this 19th day of December, 2005, by subscribing hereto my official signature.

M. NORRIS JENKINS

Trustee

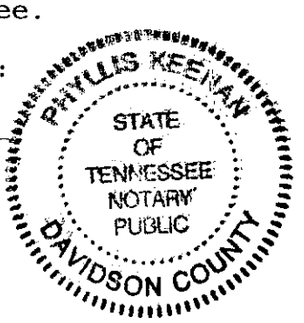
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, M. Norris Jenkins, Trustee, the within named bargainor with whom I am personally acquainted and who acknowledged that he executed the foregoing instrument of conveyance for the purposes contained therein.

Sworn to and subscribed before me this 19th day of December, 2005, at Nashville, Tennessee.

My Commission Expires:

3-21-09



NOTARY PUBLIC

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

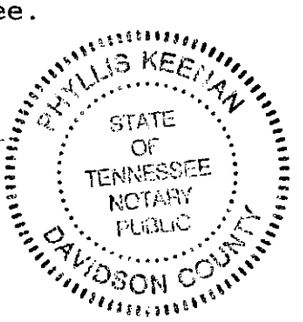
I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $147,033.50 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Sworn to and subscribed before me this 19th day of December, 2005, at Nashville, Tennessee.

My Commission Expires:

3-21-09



NOTARY PUBLIC