RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Bernard Dalton

GRANTEE(s)
JP Morgan Chase Bank, N.A. as Trustee

Davidson County DEEDTRS
Recvd: 01/12/06 08:46 2 pgs
Fees:13.00 Taxes:375.04
20060112-0004615

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated September 29, 2004 and recorded October 5, 2004, as Instrument No. 20041005-0120054 in the Register's Office of Davidson County, Tennessee, Bernard Dalton conveyed to Raymond E. Lacy, as Trustee for Oak Street Mortgage LLC, 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 L. SQUYRES** as Successor Trustee and **BRIAN J. BRUMBACK** as Co-Trustee by instrument of record recorded on December 27, 2005 on Instrument No. 20051227-0153544 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 December 28, 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 JP Morgan Chase Bank, N.A. as Trustee, at and for the sum of $101,362.01, 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 JP Morgan Chase Bank, N.A. as Trustee 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 JP Morgan Chase Bank, N.A. as Trustee, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> LAND in Davidson County, Tennessee, being the Easterly part of Lot No. 16 and the Northerly part of Lot No. 17, of Block "D", on the Revised Plan of Power & Roth, Madison Park Subdivision, as of record in Book 843, Page 7, Register's Office for said County, and described as follows: Beginning at the southwest intersection of Madison Boulevard and Gallavista Avenue, thence with the margin of said Boulevard westerly 175 feet to a point; thence southerly 88.5 feet to a point in the line between Lots No. 16 and 17; thence with the line between said lots westerly 50 feet to a point; thence southerly 25 feet to a point; thence easterly 220 feet to a point in the westerly margin of Gallavista Avenue; thence with the margin of same, northerly 76.2 feet to the point of beginning. BEING the same property conveyed to the Grantors by deed which is being placed of record by Instrument No. 200410050120053 in the Register's Office for Davidson County, TN.
>
> Commonly known as: 238 Madison Boulevard, Madison, Tennessee 37115.
>
> Tax Parcel No.: 052-01-0-209.00

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 JP Morgan Chase Bank, N.A. as Trustee, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 10 day of Jan, 2006

Brian J. Brumback, Co-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, Brian J. Brumback, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Co-Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 10 day of Jan, 2006.

Lena M. Nagle
Notary Public

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 6-10-2011

My Commission Expires:

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 $101,362.01, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Brian J. Brumback
Co-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, Brian J. Brumback, as Co-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 Little Rock this 10 day of Jan, 2006.

Lena M. Nagle
Notary Public

My Commission Expires:

Lena M. Nagle
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 6-10-2011

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
JP Morgan Chase Bank, N.A. as Trustee
C/o EMC Mortgage Corporation
909 Hidden Ridge Dr., Suite 200
P. O. Box 141358 - ZIP 75014-1358
Irving, TX 75038

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
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Little Rock, Arkansas 72211
(501) 219-9388