Davidson County DEEDTRS
Recvd: 02/01/06 10:55 2 pgs
Fees:13.00 Taxes:592.00
20060201-0012413

THIS INSTRUMENT PREPARED BY:
Gail P. Pigg, Attorney
219 Second Avenue, North
First Floor Suite
Nashville, Tennessee 37201

OWNER(S) ADDRESS AS FOLLOWS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Jerry Butler Builders, LLC	same	Map: 176-5
5068 Murfreesboro Road		Parcel: A-104
La Vergne, TN 37086		

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 25th day of February, 2000, Gary B. Fisher of Rutherford County was named Trustee by a Deed of Trust of even date, executed by Charlie E. Daly, a single man, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust having been executed to secure payment to Jerry Butler Builders, LLC of One Hundred Fifty-Three Thousand Nine Hundred and no/100 Dollars ($153,900.00) and recorded in Instrument No. 200003-090024606 Register's Office for Davidson County, Tennessee; and

WHEREAS, I, GAIL P. PIGG of Nashville, Tennessee, was appointed Substitute Trustee under the said Deed of Trust by Instrument No. 20051205-0145806, in the Register's Office for Davidson County, Tennessee; I, GAIL P. PIGG, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee, advertised the same real estate as required by law and by the terms of said Deed of Trust, by giving 21 days notice by three successive publications, namely January 5, January 12, and January 19, 2006 in "The Nashville Record," a newspaper published in Nashville, Davidson County, Tennessee, said sale to be for cash and in bar of the equities of redemption, statutory right of redemption, dower and all other rights and exemptions as provided in said Deed of Trust; and

PURSUANT to said advertisement, on Monday, January 30, 2006 at 11:00 a.m. at the Gaylord Entertainment Center in Nashville, Davidson County, Tennessee, I, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities, as provided in said Deed, at which time Jerry Butler Builders, LLC submitted the highest and best bid in the amount of One Hundred Sixty Thousand ($160,000.00) Dollars.

NOW, THEREFORE, in consideration of the premises, I, GAIL P. PIGG, Substitute Trustee, do hereby sell, transfer and convey to JERRY BUTLER BUILDERS, LLC, its successors and assigns, and in bar of all equities above mentioned, the following described real estate, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 111 on the Plan of Hickory Woods, Section C, of record in Plat Book 6900, page 887, Register's Office for said County, to which reference is made for a more complete description, said property having the address of 5401 Hickory Woods Drive, Antioch, Tennessee 37013.
>
> Being the same property conveyed to Charlie E. Daly, a single man, by deed from Butler Construction, LLC of record in Instrument No. 200003-090024605, Register's Office for Davidson County, Tennessee and subsequently conveyed by quitclaim deed from Charlie E. Daly and spouse Summer M. Daly to Sharon J. Daly and spouse, James H. Daly of record in Instrument No. 20040622-0073876.
>
> ALSO KNOWN AS: 5401 Hickory Woods Drive, Antioch, Tennessee 37013.

I, GAIL P. PIGG, Substitute Trustee, convey to Jerry Butler Builders, LLC, all the rights conveyed to me as said Substitute Trustee in said Deed, which I, as Substitute Trustee, may lawfully convey, all my actions in the premises being solely as Substitute Trustee and not otherwise, under the power vested in me under said Deed of Trust herein above referred to and not as individual.

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any equities and statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose.

Witness my hand at Nashville, Davidson County, Tennessee this 31st day of January, 2006.

Gail P Pigg
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named GAIL P. PIGG, Substitute Trustee, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Davidson County, Tennessee, this 31st day of January, 2006.

Betty McClain
NOTARY PUBLIC

My Commission Expires: 5-28-06.

BETTY McCLAIN NOTARY PUBLIC AT LARGE My Commission Exp. May 28, 2006 DAVIDSON CO., TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is: $160,000.00.

Gail P Pigg

Subscribed and sworn before me this 31st day of January, 2006.

Betty McClain
NOTARY PUBLIC

My Commission Expires: 5-28-06.

BETTY McCLAIN NOTARY PUBLIC AT LARGE My Commission Exp. May 28, 2006 DAVIDSON CO., TENNESSEE