FILE NO.: 05-09619

THIS INSTRUMENT PREPARED BY AND RETURN TO:
M. TODD JACKSON, ATTORNEY
TN Bar #23455
BROCK & SCOTT, PLLC
ARBORETUM CENTRE BUILDING II
5919 OLEANDER DRIVE, SUITE 115

Davidson County DEEDTRS
Recvd: 02/23/06 10:01 3 pgs
Fees:18.00 Taxes:305.02
20060223-0021072

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Margaret N. Porch conveyed to FMLS, INC. as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth in a Deed of Trust dated June 26, 2003, and recorded in the Office of the Register of Deeds of DavidsonCounty, Tennessee, in Instrument No. 20030715-0098934; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to **E*Trade Bank**; and

WHEREAS, E*Trade Bank, being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at Instrument No. 20060213-0017122, in the Office of the Register of Deeds 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 requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, at the time and place mentioned in referenced advertisement, M. Todd Jackson, the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale , being the best, highest and last bidder, became the purchaser of said property at and for the sum of $82,438.98; and

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust; and

NOW, THEREFORE, in consideration of the premises and of the payment by as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned Brock & Scott, PLLC, as Substitute Trustee, does hereby grant, bargain, sell and convey unto E*Trade Bank, its/his/her successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 276, SEC. A, VILLAGE OF OLD HICKORY, AS OF RECORD IN BOOK 1424, PAGE 68, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 276 FRONTS 83 FEET ON THE WESTERLY SIDE OF LAWRENCE STREET, AND EXTENDS BACK BETWEEN PARALLEL LINES, 87.3 FEET TO A DEAD LINE.

BOOK 4090 PAGE 672

Property commonly known as 900 Lawrence Street, Old Hickory, TN 37138.

The last recorded Warranty Deed was filed of record at Book 4090, Page 672, in the Office of the Register of Deeds of Davidson County, Tennessee.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said , its/his/her successors and assigns forever, to whom the said, Brock & Scott, PLLC, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further or otherwise.

IN TESTIMONY WHEREOF, Attorney M. Todd Jackson of Substitute Trustee, has hereunto set his hand, this 30 day of February, 2006.

Brock & Scott, PLLC

By: _____
M. TODD JACKSON, Manager
TN Bar #23455
Brock & Scott, PLLC
Substitute Trustee
5919 Oleander Drive, Suite 115
Wilmington, NC 28403

STATE OF Tennessee
COUNTY OF Williamson

Before me, a Notary Public in the State and County aforementioned personally appeared M. Todd Jackson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the Manager of Brock & Scott, the within named bargainor a PLLC, and that such person as such Manager executed the forgoing instrument for the purpose therein contained by signing the name of the PLLC by such person as Manager.

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

_____
Notary Public

SUSAN HARVILLE NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

MY COMMISSION EXPIRES
OCTOBER 21, 2007

My Commission Expires: _____

STATE OF Tennessee
COUNTY OF Williamson

I hereby swear or affirm that to the best of my knowledge, belief and information, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $82,438.98, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me on this 20 day of February, 2006.

_____
Notary Public

JOAN HARVILLE
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN

MY COMMISSION EXPIRES
OCTOBER 21, 2007

My Commission Expires: _____

Brock & Scott File No.: 05-09619
Property Address: 900 Lawrence Street, Old Hickory, TN 37138
Tax Parcel I.D. No.: 044.15-0-142.00
Property Owner and Tax Notices:
PNC Bank, National Association
620 Liberty Avenue
Pittsburgh, PA 15222
Attention: Tax Administrator, Mail Stop: P2-PTPP-19-3