RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Joseph Morelli a/k/a Joseph A. Morelli and Sharon Morelli a/k/a Sharon A. Morelli
GRANTEE(s)
Wachovia Bank N.A. a National Banking Association

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Davidson County DEEDTRS
Recvd: 05/05/06 09:01 2 pgs
Fees:13.00 Taxes:274.14
20060505-0052366

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated December 8, 2003 and recorded December 19, 2003, as Instrument No. 20031219-0181381 and re-recorded on December 14, 2004, as Instrument No. 20041214-0148183 in the Register's Office of Davidson County, Tennessee, Joseph Morelli a/k/a Joseph A. Morelli and Sharon Morelli a/k/a Sharon A. Morelli conveyed to David R. Wilson, as Trustee for Chase Manhattan Mortgage Corp., 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 and **CRYSTANNA DUFFY** as Co-Trustee by instrument of record recorded on March 16, 2006 as Instrument No. 20060316-0030258 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 April 12, 2006 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 Wachovia Bank N.A. a National Banking Association, at and for the sum of $74,092.25, 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 Wachovia Bank N.A. a National Banking Association 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 Wachovia Bank N.A. a National Banking Association, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Being Lot Number 2 on the Plan of Joy Floral Company Property, as of record in Plat Book 5210, page 161, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description. Being the same property conveyed to the grantor(s) herein by deed being simultaneously recorded herewith in Instrument Number 20031219-0181380 and re-recorded in instrument number 20041214-0148182 said Register's Office. Being the same property conveyed to King Properties & Investments, LLC by Deed from Southern Properties & Investments, Inc. and filed for record on November 9, 2000 in Instrument Number 2001109-0111414, Register's Office for Williamson County, Tennessee. Being Lot No. 5 on the Plan of Joy Floral Company Property, as of record in Plat Book 5210, page 161, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description. Being the same property conveyed to the grantor(s) herein by deed being simultaneously recorded herewith as Instrument No. 20031219-0181380 and re-recorded as Instrument No. 20041214-0148182, said Register's Office. Being the same property conveyed to King Properties & Investments, LLC by deed from Southern Properties & Investments, Inc. and filed for record on November 9, 2000 in Instrument No. 20001109-0111414, Register's Office for Williamson County, Tennessee.

Commonly known as: 1421 Lischey Avenue, Nashville, Tennessee 37207.

Tax Parcel No.: 071-12-0-304.00

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 Wachovia Bank N.A. a National Banking Association, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 12 day of April, 2006.

Crystanna Duffy, 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, Crystanna Duffy, 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 12 day of April, 2006.

Notary Public

My Commission Expires:

R. DENICE TAYLOR NOTARY PUBLIC MY COMM. EXP. 09-25-12 PULASKI CO., ARKANSAS

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 $74,092.25, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Crystanna Duffy
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, Crystanna Duffy, 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, AR this 12 day of April, 2006.

Notary Public

My Commission Expires:

R. DENICE TAYLOR NOTARY PUBLIC MY COMM. EXP. 09-25-12 PULASKI CO., ARKANSAS

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Wachovia Bank N.A. a National Banking Association
10790 Rancho Bernardo Road
San Diego, CA 92127