PICK-UP

RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Jeffrey R. Williams and Julia S. Williams

GRANTEE(s)
Aubrey Hiam

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: 06/22/06 11:57 2 pgs
Fees:13.00 Taxes:345.95
20060622-0074638

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated October 15, 2003 and recorded December 5, 2003, as Instrument No. 20031205-0174933 in the Register's Office of Davidson County, Tennessee, Jeffrey R. Williams and Julia S. Williams conveyed to Dennie R. Marshall, as Trustee for Mortgage Electronic Registration Systems, Inc. acting solely as nominee for GMAC Mortgage Corporation and GMAC Mortgage Corporation's successors and assigns., 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 **KARYN TIERNEY** as Co-Trustee by instrument of record recorded on June 2, 2006 as Instrument No. 200606020065120 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 June 7, 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 Aubrey Hiam, at and for the sum of $93,500.00, 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 Aubrey Hiam 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 Aubrey Hiam, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> All that parcel of land in Davidson County, State of Tennessee, as more fully described in Deed Book 10042, Page 400, ID # 165-14-159, being known and designated as being Lot No. 280 on the Plan of Section 17, Peppertree Forest, of record in Plat Book 8250, Page 196, Register's Office for Davidson County, Tennessee. By Fee Simple Deed from Jerry Butler Construction Inc. as set forth in Book 10042, Page 400, dated 05/02/1996, and recorded 05/07/1996, Davidson County Records, State of Tennessee.

Commonly known as: 1509 Water Oak Court, Antioch, Tennessee 37013.

Tax Parcel No.: 165-14-159

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 Aubrey Hiam, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 13 day of June, 06.

Karyn Tierney, Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF FAULKNER

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Karyn Tierney, 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 13 day of June, 06.

Notary Public

My Commission Expires:

MISTY M. SOBANSKI
NOTARY PUBLIC-STATE OF ARKANSAS
FAULKNER COUNTY
My Commission Expires 06-03-2015

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 $93,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Aubrey Hiam

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF SUMNER

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, _____, with who I am personally acquainted, and whom acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in Gallatin, TN this 15th day of June, 2006.

Notary Public

My Commission Expires: 2-29-09

CHERYL A. GUFFEY
STATE OF TENNESSEE
NOTARY PUBLIC
SUMNER COUNTY

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Aubrey Hiam
301 Fairbanks
Goodlettsvill, TN 37072