Davidson County DEEDTRS
Recvd: 07/25/06 09:04 2 pgs
Fees:13.00 Taxes:345.95
20060725-0089211

TENNESSEE
MAP: #059.13-0-086.00

R. DENNIS
LITTON: #8176232

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by DEED OF TRUST DATED MARCH 23, 1999, AND RECORDED IN BOOK 11408, PAGE 867 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, R. L. DENNIS, CONVEYED TO SAID, TRUSTEE(S), 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 appointed the undersigned as Substitute Trustee by instrument of record in REGISTER'S INSTRUMENT: #20030917-0136815, in the Register's Office of said County; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on July 18, 2006, at the outside door of the Register of Deeds office located at 501 Broadway Suite 501, Gaylord Entertainment Center of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale PLEDGED PROPERTY II LLC, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of NINETY THREE THOUSAND FIVE HUNDRED DOLLARS AND 00/100; and,

WHEREAS, the purchaser, being the holder of the indebtedness, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by PLEDGED PROPERTY II LLC of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said PLEDGED PROPERTY II LLC, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in NASHVILLE, County of Davidson, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT: #191, ON THE PLAN OF TREPPARD HEIGHTS, AS OF RECORD IN BOOK: #2662, PAGE: #65, REGISTER'S OFFICE FOR SAID COUNTY

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS, EASEMENTS, SETBACK LINES, AND ENCUMBRANCES OF RECORD IN THE REGISTER'S OFFICE FOR THE AFORESAID COUNTY.

R.L. DENNIS, HIS HEIRS AND ASSIGNS, obtained title to the above referenced real estate by Deed of record in BOOK: #11340, PAGE: #703, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto PLEDGED PROPERTY II LLC, its successors and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

RECORDING APPOINTMENT OF SUBSTITUTE TRUSTEE	12.00
PUBLICATION EXPENSE	265.02
ATTORNEY'S FEES AND TRUSTEES FEES	550.00
CREDIT ON NOTE	92,672.98
	$93,500.00

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on July 18, 2006 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On July 18, 2006 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

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

NOTARY PUBLIC

DIANA WILLIAMS BARTON NOTARY PUBLIC AT LARGE SHELBY CO. TN

My Commission Expires:

MY COMMISSION EXPIRES APRIL 10, 2007

STATE TAX $
CLERK'S FEE $

TOTAL $

PROPERTY ADDRESS
3916 TUCKER ROAD
NASHVILLE, TENNESSEE 37218

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
PLEDGED PROPERTY II LLC
C/O LITTON MORTGAGE SERVICING CENTER
4828 LOOP CENTRAL DRIVE
HOUSTON, TEXAS 77081-2226

MORTGAGEE: NONE

THIS INSTRUMENT PREPARED BY:
WEISS SPICER, PLLC
ATTORNEYS AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103
(901) 526-8296

RETURN TO:→

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,500.00
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE DAY OF 20

NOTARY PUBLIC
MY COMMISSION EXPIRES

DIANA WILLIAMS BARTON NOTARY PUBLIC AT LARGE SHELBY CO. TN

MY COMMISSION EXPIRES APRIL 10, 2007