PREPARED BY AND RETURN TO:
Joe M. Kirsch, Attorney
6055 Primacy Parkway, Suite 410
Memphis, TN 38119
901-767-5566
Fax: 901-761-5690

Davidson County DEEDTRS
Recvd: 08/16/06 13:34 4 pgs
Fees:23.00 Taxes:467.93
20060816-0100992

Name: Donald Jack Hargrove,
S&K#: 06-1078

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 5, 1999, recorded in Book 11617, Page 283 rerecorded in Book 11664, Page 257 in the Register's Office of Davidson County, Tennessee, Donald J. Hargrove, an unmarried man, conveyed to Deborah B. Nieto, Trustee, 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 20060613-0070164, in the Register's Office of Davidson County, Tennessee; 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 sale Deed of Trust by which advertisement the sale was appointed to be held on July 3, 2006, at the Davidson County Courthouse in Nashville, Tennessee, at 12:00 PM; 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 time the said property was struck off and sold to State Street Bank and Trust Company, as Trustee, whose address is Litton Loan Servicing, Inc., 4828 Loop Central Drive, Houston, Texas 77081-2226 at and for the sum of $126,466.34, that being the highest and best bid offered; 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 State Street Bank and Trust Company, as Trustee, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Denise Griffin, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said State Street Bank and Trust Company, as Trustee, its successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Hermitage, County of Davidson, State of Tennessee, to-wit:

Described property located in the 2nd Civil District of Davidson County, Tennessee, to wit:

Lot Number 63, on the Plan of Bridle Path Subdivision, Section One, of record in Book 5200, Page 228 and 229, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

This legal description is identical with that in Deed of Trust recorded in Book 11617, Page 283 rerecorded in Book 11664, Page 257 in the Register's Office of Davidson County, Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record Book 11617, Page 283 rerecorded in Book 11664, Page 257 Register's Office of Davidson County, Tennessee.

The last deed of record is Warranty Deed, recorded in Book 9040, Page 663, in the Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines and easements.

This conveyance is subject to the right of the United States of America to redeem the land as provided for in 26 U.S.C. 7425 (d) (1). Attached hereto is a copy of said notice and letter of compliance.

FTL @ 20030516-0067302

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto State Street Bank and Trust Company, as Trustee, its successors and assigns, in fee simple forever, to whom the said Denise Griffin, 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.

IN WITNESS WHEREOF, the said Denise Griffin, Substitute Trustee, has hereunto set his hand and seal on the date written below.

Denise Griffin
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 14 day of August, 2006, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Denise Griffin, 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.

6/29/2010
My commission expires:

Notary Public

CLAY SCHNADELBACH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SHELBY MY COMM. EXP. JUNE 29, 2010

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $126,466.34 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 the date written above.

6/29/2010
My commission expires:

Notary Public

CLAY SCHNADELBACH STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SHELBY MY COMM. EXP. JUNE 29, 2010

PROPERTY ADDRESS: 2382 Granny Wright Lane, Hermitage, TN 37076

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
State Street Bank and Trust Company, as Trustee
4828 Loop Central Drive
Houston, Texas 77081-2226

S & K #:06-1078
Map & Parcel – 12400005000

SHAPIRO & KIRSCH, LLP

ATTORNEYS AT LAW

Gerald M. Shapiro
Admitted in Illinois and Florida only
Joe M. Kirsch

D. Denise Griffin*
Sharon N. Fewell**
Matthew W. Graves***
* Also admitted in Arkansas
** Also admitted in Arkansas District Court
*** Also admitted in Kentucky

May 23, 2006

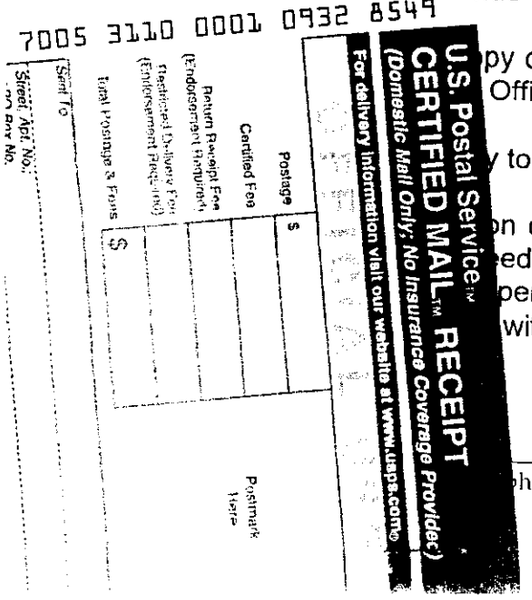
CERTIFIED MAIL
RETURN RECEIPT REQUESTED
(RECEIPT # 7005 3110 0001 0932 8549)

Internal Revenue Service
Area Director - Compliance
Attn: Technical Support - P. Jackson
801 Broadway - MDP 53
Nashville, TN 37203

Attention: P. Jackson

Dear Sir:

The undersigned, as Substitute Trustee, under that certain purchase money Deed of Trust from Donald J. Hargrove, an unmarried man to Deborah B. Nieto, Trustee, dated August 5, 1999, recorded in the Register's Office of Davidson County, Tennessee, in Book 11617, Page 283, has been requested by the noteholder, State Street Bank and Trust Company, as Trustee, to sell the security pursuant to the terms of the obligation secured thereby and notice of the proposed sale is hereby given pursuant to Section 7425 of the Internal R- nue Code of 1954.



py of the Notice of Federal Tax Liens recorded in 20030516- Office of Davidson County, Tennessee.

y to be sold, the following information is hereby given:

n of the property is affected by the Notice, as listed in the ed of Trust recorded in the aforesaid Register's Office perty located in the 2nd Civil District of Davidson County, wit:

Lot Number 63, on the Plan of Bridle Path Subdivision, Section One, of record in Book 5200, Page 228 and 229, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

(b) The proposed sale of the property, pursuant to the terms of the first Deed of Trust referred to above is to be held on **July 3, 2006** @ 12:00 PM; Nashville, Tennessee.

The approximate amount of the principal obligation, including interest, secured by the lien of said deed of trust and description of the other expenses which may be charged against the sale proceeds are as follows:

Unpaid principal balance	$117,306.01
Interest 1/1/06 to 07/03/06	$5,366.75
Late charges	$777.50
Attorney fees	$550.00
Advertisement	$450.00
Recording charges	$32.00
State tax	$407.39
TOTAL	$123,857.65

Enclosed is a copy of the Deed of Trust.

If your office is in need of further information, please advise.

Sincerely,

LAW OFFICES OF SHAPIRO & KIRSCH

Joe M. Kirsch

Enclosures
cc: Washington Mutual Bank

irs2.ltr
S & K #06-1078