RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Helane Jefferson

GRANTEE(s)
B&B Investment Properties of Brentwood, Rodney Brower, Partner

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: 09/20/06 10:09 2 pgs
Fees:13.00 Taxes:519.19
20060920-0116326

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated May 14, 2003 and recorded May 23, 2003, as Instrument No. 20030523-0070882 in the Register's Office of Davidson County, Tennessee, Helane Jefferson conveyed to Capital Title and Escrow, as Trustee for First Franklin Financial Corporation, 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 **CHRIS GRAY** as Co-Trustee by instrument of record recorded on July 10, 2006 as Instrument No. 20060710-0082136 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 August 2, 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 B&B Investment Properties of Brentwood, Rodney Brower, Partner, at and for the sum of $140,321.00, 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 B&B Investment Properties of Brentwood, Rodney Brower, Partner 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 B&B Investment Properties of Brentwood, Rodney Brower, Partner, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 15, on the Plan of Subdivision for Tracts 8, 9 and 10 of Nashboro Village, of record in Book 5200, page (s) 186, 187, 188 and 189, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description. Being the same property conveyed to DIETER LAEMS, by deed of record in Book 9531, page 333, said Register's Office. Further being the same property conveyed to Helane Jefferson, unmarried, by deed of record in Book __*, Page ___* said Register's Office. *200305230070881.
>
> Commonly known as: 1020 Flintlock Court, Nashville, Tennessee 37217.
>
> Tax Parcel No.: 135160A12300C0

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 B&B Investment Properties of Brentwood, Rodney Brower, Partner, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 9 day of Aug, 06.

Chris Gray, 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, Chris Gray, 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 9 day of Aug, 06.

Notary Public

My Commission Expires:

AMSEY 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 $140,321.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

B&B Investment Properties of Brentwood, Rodney Brower, Partner

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, RODNEY C. BROWER, 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 BRENTWOOD, TENNESSEE this 20th day of SEPTEMBER, 2006.

FORREST L. MOTE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN

Notary Public

My Commission Expires: 11/17/07

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
B&B Investment Properties of Brentwood, Rodney Brower, Partner
510 Midway Circle
Brentwood, TN 37027