RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Lisa A. Ledbetter and James L. Ledbetter

GRANTEE(s)
James L. Deatrick, Jr.

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: 10/30/06 14:47 2 pgs
Fees:13.00 Taxes:695.60
20061030-0134476

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated October 15, 2003 and recorded October 28, 2003, as Instrument No. 20031028-0158740 in the Register's Office of Davidson County, Tennessee, Lisa A. Ledbetter and James L. Ledbetter conveyed to Robert M. Wilson, Jr., as Trustee for Wells Fargo Bank, N.A., 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 September 18, 2006 as Instrument No. 200609180115121 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 October 18, 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 James L. Deatrick, Jr., at and for the sum of $188,000.00, 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 James L. Deatrick, Jr. 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 James L. Deatrick, Jr., 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. 14 on the Plan of Tracts 8, 9 and 10 of Nashboro Village, a Planned Unit Development, of record in Plat Book 5200, page 186-189, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description of said lot. Being all of the same property conveyed to James L. Ledbetter and wife, Lisa A. Ledbetter, by Warranty Deed from Cathey L. Parrish, now known as Cathey L. Parrish Helton, of record in Instrument No. 20010618-0063813, and re-recorded in Instrument No. 20011227-0142896, Register's Office for Davidson County, Tennessee.

Commonly known as: 1016 Flintlock Court, Nashville, Tennessee 37217.

Tax Parcel No.: Map 135 16-0-A, Parcel 124

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 James L. Deatrick, Jr., and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 24 day of October, 2006

Chris Gray

Chris Gray, 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, 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 24 day of October, 2006.

Angela M. Galiano

Notary Public

My Commission Expires: Angela M. Galiano NOTARY PUBLIC Pulaski County, Arkansas My Commission Exp. 8-10-2011

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 $$188,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

James L. Deatrick, Jr.

ACKNOWLEDGMENT

STATE OF Tn

COUNTY OF Wilson

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Jimmy Deatrick, 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 Mt. Juliet, Tn. this 27th day of October, 2006.

Barbara C. Parrish

Notary Public

My Commission Expires: 4-28-2006

BARBARA C. PARRISH NOTARY PUBLIC AT LARGE WILSON CO. TENN.

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
James L. Deatrick, Jr.
1285 N. Mount Juliet
Mount Juliet, TN 37122