PICK-UP

RECORDING LEGEND
PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Robert M. Marlow, Sr. and Reba Darlene Marlow

GRANTEE(s)
James Roberts

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: 01/19/07 12:20 2 pgs
Fees:13.00 Taxes:249.75
20070119-0007866

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated August 23, 2005 and recorded August 31, 2005, as Instrument No. 20050831-0104540 in the Register's Office of Davidson County, Tennessee, Robert M. Marlow, Sr. and Reba Darlene Marlow conveyed to Raymond E. Lacy, as Trustee for Mortgage Electronic Registration Systems, Inc., acting solely as a nominee for Oak Street Mortgage, L.L.C. and Oak Street Mortgage, L.L.C.'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 **SAMUEL S. HIGH** as Co-Trustee by instrument of record recorded on December 6, 2006 as Instrument No. 20061206-0150592 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 January 10, 2007 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 Roberts, at and for the sum of $67,501.00, 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 Roberts 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 Roberts, 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. 1 on the Plan of Woodlawn Estates, Resubdivision of Lot No. 1 and part of Lot No. 3, of record in Plat Book 6050, Page 332, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof. Being the same property conveyed to Robert M. Marlow, Sr., by deed from Jack Kemp, Secretary of Housing and Urban Development, dated 8-12-91 and recorded 8-19-91 in Book 8422, Page 622, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 508 Dupont Avenue, Madison, Tennessee 37115.
>
> Tax Parcel No.: 04309034400

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 Roberts, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 17th day of January, 2007.

Samuel S. High, Co-Trustee

ACKNOWLEDGMENT

STATE OF ~~ARKANSAS~~ Tennessee
COUNTY OF ~~PULASKI~~ Davidson

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Samuel S. High, ~~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 4th day of January, 2007.

SARAH EVANS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 24, 2007

Sarah Evans
Notary Public

My Commission Expires: 11-24-07

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 $67,501.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

James Roberts

ACKNOWLEDGMENT

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, James Roberts, 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 Nashville, TN this 4th day of January, 2007.

Sarah Evans
Notary Public

My Commission Expires: 11-24-07

SARAH EVANS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 24, 2007

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
James Roberts
201 Thompson Lane, #200
Nashville, TN 37211