RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Celeste Howell

GRANTEE(s)
Donald and Marilyn J. Kenerson

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: 02/23/07 09:38 2 pg
Fees:13.00 Taxes:336.70
20070223-0022660

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated February 18, 2004 and recorded February 23, 2004, as Instrument No. 20040223-0020008 in the Register's Office of Davidson County, Tennessee, Celeste Howell conveyed to Realty Title & Escrow Company, Inc., as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Decision One Mortgage Company LLC and Decision One Mortgage Company, LLC'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 **CRYSTANNA DUFFY** as Co-Trustee by instrument of record recorded on January 3, 2007 as Instrument No. 20070103-0000923 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 3, 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 Donald and Marilyn J. Kenerson, at and for the sum of $91,000.00, 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 Donald and Marilyn J. Kenerson 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 Donald and Marilyn J. Kenerson, 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 87 of Primrose Acres, of record in book 2663, page 106, said Register's Office, to which plan reference is hereby made for a more complete description. Being the same property conveyed to Celeste Howell by deed from Larrick Properties, Inc., a Tennessee Corporation, dated 2-18-2004, recorded in Book 20040223-0020007, Register's Office for Davidson County, Tennessee. This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> Commonly known as: 1007 Highland Circle, Madison, Tennessee 37115.
>
> Tax Parcel No.: 042040015

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 Donald and Marilyn J. Kenerson, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 5 day of Jan, 2007.

Crystanna Duffy, Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI Saline

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Crystanna Duffy, 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 5 day of Jan, 2007.

Notary Public

My Commission Expires: Shannon L. Defoor NOTARY PUBLIC Saline 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 $91,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Donald and Marilyn J. Kenerson

ACKNOWLEDGMENT

STATE OF Tennessee
COUNTY OF Robertson

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Donald + Marilyn Kenerson 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 Ridgtop TN this 23 day of February, 2007.

Notary Public

My Commission Expires: 9.20.09

ANNE KENNEDY NOTARY PUBLIC STATE OF TENNESSEE ROBERTSON COUNTY, TN

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Donald and Marilyn J. Kenerson
1006 Knightengale Acres
Greenbrier, TN 37073