This instrument prepared by:
Kevin J. Jones
Attorney at Law
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Nashville, Tennessee 37203

Davidson County DEEDTRS
Recvd: 03/06/07 13:22 3 pgs
Fees:18.00 Taxes:240.50
20070306-0027615

Address New Owner:	Send Tax Bills To:	Map/ Parcel
American General Financial Services, Inc. 2720 Old Lebanon Road, Suite 109 Nashville, Tennessee 37214-2531	SAME	108 12 0A 005.00

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by a Deed of Trust dated February 1, 2006, executed by Robert L. Barham and Connie A. Barham to Real Estate Loan Services of Davidson Co., Trustee of record at Instrument Number 20060203-0013437 Register's Office for Davidson County, Tennessee, to secure the indebtedness described therein for the benefit of American General Financial Services, Inc.; and,

WHEREAS, the lawful owner and holder of the indebtedness having appointed the undersigned, Kevin J. Jones, Nashville, TN, or his duly appointed agent, as Substitute Trustee by written instrument of record at Instrument No. 20070124-0009963 in the Register's Office for Davidson County, Tennessee; and,

WHEREAS, default was made in the payment of said indebtedness and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand upon me, Kevin J. Jones, Nashville, TN, Substitute Trustee, to exercise the power of sale contained in said Deed of Trust; and,

WHEREAS, I caused said property to be advertised in the Nashville Record, a newspaper published in Davidson County, Tennessee, once each week for three (3) consecutive weeks, all in accordance with the terms of the said Deed of Trust, for sale at 11:00 a.m., on March 2, 2007, at the main entrance to the Register of Deeds Office for Davidson County, Tennessee located at the corner of Broadway and 6th Avenue in the Gaylord Entertainment Center at 501 Broadway, Nashville, Tennessee, for cash; and,

WHEREAS, the highest, last and best bid received was in the amount of Sixty Five Thousand Dollars ($65,000.00), said offer and bid having been made by American General Financial Services, Inc.;

NOW, THEREFORE, in consideration of said sum, I, Kevin J. Jones, Nashville, TN, Substitute Trustee, have bargained and sold and by these presents do transfer and convey to the American General Financial Services, Inc., its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

> A certain condominium apartment in Davidson County, Tennessee, described as follows:
>
> Unit No. 5, Lot No. 50 In Horizontal Property Regime as shown on the condominium site plan Section 4, Phase VII, Quail Valley, as of record in Plat Book 5200, pages 522 and 523, said Register's Office.
>
> Being the same property conveyed to Robert L. Barham, unmarried, by Warranty Deed from Gail Campbell Victory, unmarried, dated July 8, 1994, recorded July 11, 1994, of record in Book 9403, page 329, in the Register's Office for Davidson County, Tennessee.
>
> This property is commonly known as 1327 Quail Valley Road, Nashville, Tennessee.

TO HAVE AND TO HOLD, said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said American General Financial Services, Inc., its successors, heirs and assigns, forever.

This conveyance is made by me as Substitute Trustee of all my right, title and interest in the property as described in the within above-referenced Deed of Trust, without warranty of any kind, and no further or otherwise.

WITNESS my hand this 6th day of March, 2007.

Kevin J. Jones, Nashville, TN, Substitute Trustee

STATE OF TENNESSEE)
)SS:
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin J. Jones, Nashville, TN, Substitute Trustee, the bargainor, with whom I am personally

acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 6 day of March 2007.

Notary Public
My Commission Expires: 5/22/2010

STATE OF TENNESSEE)
)SS:
COUNTY OF Davidson)

The actual consideration or value, whichever is greater, for this transfer is $65,000.

Affiant

Subscribed and sworn to before me this 6 day of March 2007.

Notary Public
My Commission Expires: 5/22/2010