FILE NO.: 382.0704451TN\rmw
LOAN NO.: 0414081497\CONV

THIS INSTRUMENT PREPARED BY & RETURN TO:
Priority Trustee Services of TN, L.L.C.
3300 N.E. Expressway, Suite 8B
Atlanta, GA 30341

Davidson County DEEDTRS
Recvd: 03/27/07 10:51 2 pgs
Fees:13.00 Taxes:281.06
20070327-0036478

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 10, 2002, and recorded in the Register's Office of Davidson County, TN, at Instrument no. 20020516-0060089, ("Deed of Trust"), Ashpern Harding conveyed to David White, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Deutsche Bank Trust Company Americas As Trustee; and

WHEREAS, **Deutsche Bank Trust Company Americas As Trustee,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Instrument No. 20070222-0021867** 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 requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in conformity with the laws of Tennessee and the terms and provisions of said Deed of Trust on Feb. 22, Mar.01, Mar. 08, 2007, in THE NASHVILLE RECORD, by which advertisement the sale was held on March 15, 2007, at the corner of Fifth and Broadway at the Main Entrance to the Gaylord Entertainment Center in Nashville, Davidson County, Tennessee, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Higgins, Himmelberg & Piliponis, P.L.L.C., the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Deutsche Bank Trust Company Americas As Trustee**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $ 75,962.89; and

WHEREAS, the said owner and holder of the debt has assigned its interests in the said property to **Deutsche Bank Trust Company fka Bankers Trust Company, as Trustee by: Funding Corporation,** his/her successors and assigns;

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by Deutsche Bank Trust Company Americas As Trustee as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Priority Trustee Services of TN, L.L.C.**, as Substitute Trustee, does hereby grant, bargain, sell and convey unto **Deutsche Bank Trust Company fka Bankers Trust Company, as Trustee by: Funding Corporation,** his/her successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

A certain tract parcel of land located in Davidson County, Tennessee, described as follows to-wit: Being the West part of an unmarried tract marked "Jackson" on the plan of Sterling Subdivision, Section One, as of record in Book 1424, Page 97, Register's Office for said county and state, and the westerly one-half of a strip of ground marked "Reserved" on the plan of Sterling Heights, Section II, as of record in Book 1424, Page104, said Register's Office, described Miller Street and Elberta Street: thence with the northerly margin of Elberta Street, South 88 degrees, 15 feet East 81 feet to a point; thence North 4 degrees, 30 feet East 149 feet, more or less, to a point; thence, North westwardly with the South line of Lots Nos. 16 and 17 on the plan of Sterling Heights, Section II, 81.18 feet to a point in the easterly margin of Miller Street; thence with the easterly margin of Miller Street, South 4 degrees, 30 feet West 150.12 feet to the point of beginning. Being the same property conveyed to Ashpern Eugene Harding from Andrew M. Cuomo, Secretary of Housing and Urban Development by Cash Deed dated February 16, 2000 and recorded February 17, 2000 in Instrument No. 200002170015759, Register's Office for Davidson County. This conveyance is subject to all material of record on plat in Plat Book 1424, Page 97 and Book 1424, Page 104, Register's Office for Davidson County. This conveyance is made subject to all zoning regulations, building restrictions, easements, right of public utilities or other governmental regulations applicable to the foregoing property. The taxes for the current year have been prorated and are assumed by the grantee(s)

The last recorded Warranty Deed was filed of record at Instrument No. 200002170015759 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said **Deutsche Bank Trust Company fka Bankers Trust Company, as Trustee by: Funding Corporation,** his/her successors and assigns, forever, to whom the said, **Priority Trustee Services of TN, L.L.C.**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Priority Trustee Services of TN, L.L.C.**, Substitute Trustee, has hereunto set his hand, this 15th day of March, 2007.

Priority Trustee Services of TN, L.L.C.
Substitute Trustee

STATE OF GEORGIA
COUNTY OF DEKALB

On this 15th day of March, 2007, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared , Dionne Simmons, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President of **Priority Trustee Services of TN, L.L.C.**, the within named bargainor, and as such officer or member being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the limited liability company by himself or herself as such officer or member.

WITNESS my hand and Notarial Seal the day and year above written.

Robin M. Walker
Notary Public State of Georgia
DeKalb County
My Commission expires April 12, 2008

Notary Public

My Commission Expires:_____

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STATE OF GEORGIA
COUNTY OF DEKALB

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 75,962.89, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 15th DAY OF MARCH 2007.

Robin M Walker
Notary Public State of Georgia
DeKalb County
My Commission expires April 12, 2008

Notary Public

My Commission Expires: _____

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MSP No.: 382.0704451TN (Harding)
Lender Loan No.: 0414081497
Property Address: 92 Elberta, Nashville, TN 37210
Tax Parcel ID No.: 119-06; 55.00

Mail Tax Notices To and Property Owner:
Homecomings Financial, LLC/FNFS
9350 Waxie Way
San Diego, CA 92123