THIS INSTRUMENT PREPARED BY & RETURN TO:
Joel A. Freedman, Attorney
Priority Trustee Services of TN, L.L.C.
1587 N.E. Expressway
ATLANTA, GA 30329

Davidson County DEEDTRS
Recvd: 06/19/07 11:30 2 pgs
Fees:13.00 Taxes:632.70
20070619-0073207

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated August 31, 2005, and recorded in the Register's Office of Davidson County, Tennessee, at Instrument No. 200509270115880, ("Deed of Trust"), Robert Wright and Hazel Wright conveyed to Heritage Title Services, 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 Mortgage Electronic Registration Systems, Inc.; and

WHEREAS, **Mortgage Electronic Registration Systems, Inc.,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Instrument No. 200705020052384** 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 April 13, 20, 27, 2007, in THE NASHVILLE RECORD, by which advertisement the sale was held on May 10, 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 **Castleridge Properties Corporation**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of **$ 171,000.00**; and

WHEREAS, **Castleridge Properties Corporation** has/have 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 **Castleridge Properties Corporation** 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 **Castleridge Properties Corporation**, his/her/their successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

Lot No 385 of Caldwell Hall Section III, according to survey and plat of record in Book 2900, page 131, in the Register's Office of Davidson County, TN, to which plat reference is hereby made more complete as to location and description of said lot. Said lot No 385 fronts 80 ft on the N side of Binkley Dr and runs back between parallel lines, 170 ft to a dead line.

Subject to an easement of record in book 10207, page 947.

Being the same property conveyed to Linda Parton and April K Spelta, as Joint Tenants with right of surviorship, by Deed, dated 9-30-96, of Record in Book 10207, Page 947, in the Register's Office for Davidson County, Tennessee. Being furtur convyed to Robert Wright and Hazel J. Wright, by Warranty Deed dated 8/31/05, of record in Instrument# 20050927-0115879, registers office for said county.

The last recorded Warranty Deed was filed of record at Instrument No. 200610260133174 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 forever, to **Castleridge Properties Corporation**, his/her/their successors and assigns, 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 10th day of May, 2007.

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

STATE OF GEORGIA
COUNTY OF DEKALB

On this 10th day of May, 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 $ 171,000.00, 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 10th DAY OF MAY 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.: 382.0709745TN (Wright)
Lender Loan No.: 7440046563
Property Address: 342 Binkley Drive, Nashville, TN 37211
Tax Parcel ID No.: 147-01; 123.00

Mail Tax Notices To and Property Owner:
Castleridge Properties Corporation
1832 Kaylee Meadow Lane
Hermitage, TN 37076