Davidson County DEEDTRS
Recvd: 06/25/07 15:04 3 pgs
Fees:18.00 Taxes:310.80
20070625-0075797

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on December 30, 1998, Lydia Michelda Goode Scott, executed to Gregory W. Gleason, Trustee, a certain deed of trust conveying to him as Trustee, certain property hereinafter fully set forth and described, which deed of trust is found of record in Book 11287, Page 25, in the Register's Office of Davidson County, Tennessee (the "Deed of Trust"); and

WHEREAS, the original Trustee has been replaced by E. Franklin Childress, Jr., Blair B. Evans and Mary K. Alissandratos as Substitute Trustees, as recorded under Instrument No. 20050511-0053061 in said Register's Office; and

WHEREAS, by instrument of record under Instrument Number 20070522-0060725 in said Register's Office the Trustee was replaced by E. Franklin Childress, Jr., Blair B. Evans, and K. David Waddell, as Substitute Trustees, any one of whom is empowered to serve with all the title, powers, and duties of the Original Trustee named in said Deed of Trust described above; and

WHEREAS, default having been made in the payment of the debts and the performance of the obligations secured by said Deed of Trust, CitiMortgage, Inc., successor by reason of merger with Citifinancial Mortgage Company, Inc., the owner thereof, by assignment, requested the undersigned to advertise and sell the security according to the terms thereof; and

WHEREAS, in accordance with said request, the said real estate described in said Deed of Trust was advertised for sale in THE NASHVILLE RECORD a newspaper published in the City of Nashville, Davidson County, Tennessee, the first insertion appearing on May 11, 2007 and subsequent insertions appearing on May 18, 2007, and May 25, 2007, giving the time, terms, place of sale, and description of the real estate; and

WHEREAS, at ten thirty o'clock (10:30 a.m.), on **Monday, June 4, 2007**, being the time and at the main door of the Register of Deeds, located in the Gaylord Entertainment Center, 501 Broadway, Suite 501, Nashville, Davidson County, Tennessee, being the place mentioned in said advertisement, the undersigned offered said real estate for sale in accordance with all the terms and requirements in said Deed of Trust and advertisement of sale made in connection therewith, at which time said real estate was offered for sale at public outcry to the highest and best bidder for cash and was struck off and sold to Lawrence B. Hatcher, Sr., His Heirs and/or Assigns, at and for the sum of $84,000.00 which is the highest and best bid in connection therewith;

NOW, THEREFORE, the undersigned in consideration of the premises and the payment of said bid, which amount has been applied toward the payment of said indebtedness, hereby bargains, sells, conveys, and confirms unto said Lawrence B. Hatcher, Sr., His Heirs and/or Assigns, the following real estate situated and located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 19, on the Plan of Bell Trace, Section One, of record in Book 5210, Page 36, Register's Office for said County.

Said Lot No. 19 fronts 35.00 feet on the southeasterly margin of Mill Creek Court and extends back 134.90 feet on the northeasterly line and 93.60 feet on the southwesterly line to a broken line in the rear, measuring 158.62 feet thereon.

Being the same property conveyed to Lydia Michelda Goode Scott by Warranty Deed from Teresa Meeks dated October 25, 1994 in Book 9504, Page 344 in the Register's Office for Davidson County, Tennessee.

The conveyance of the aforesaid property is subject to unpaid property taxes, assessments, subdivision restrictions, building lines, and easements of record in the Davidson County Register's Office.

IN WITNESS WHEREOF, K. David Waddell, as Substitute Trustee has hereunto set his hand this the 4th day of June, 2007.

K. DAVID WADDELL
SUBSTITUTE TRUSTEE

STATE OF TENNESSEE
COUNTY OF SHELBY

On this 4th day of June, 2007, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared K. David Waddell, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed as Substitute Trustee.

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

NOTARY PUBLIC

My Commission Expires:
9-28-2010

SANDRA S. LEE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. SEPT. 28, 2010

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $84,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Amanda Hanelin
AFFIANT

Subscribed and sworn to before me on this 4th day of June, 2007.

NOTARY PUBLIC

SUSAN MADDUX Notary Public At Large RUTHERFORD COUNTY

My Commission Expires:
9/17/07

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PROPERTY ADDRESS:	204 Hickory Park Court Antioch, Tennessee 37013
OWNER AND MAIL TAX NOTICE TO:	Lawrence B. Hatcher, Sr. 6654 Newtown Road College Town, TN 37046
PREPARED BY AND RETURN TO:	Baker, Donelson, Bearman, Caldwell & Berkowitz, PC 165 Madison Avenue, Suite 2000 Memphis, TN 38103
Tax Parcel ID:	Map 162-16, Parcel 10