RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Margaret A. Dunnaway

GRANTEE(s)
The Secretary of Housing and Urban Development, his/her successors and/or assigns

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D220
Little Rock, Arkansas 72211
(501) 219-9388

Davidson County DEEDTRS
Recvd: 07/06/07 09:15 3 pgs
Fees:17.00 Taxes:0.00
20070706-0080515

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated March 12, 2004 and recorded March 16, 2004, as Instrument No. 20040316-0029683 in the Register's Office of Davidson County, Tennessee, Margaret A. Dunnaway conveyed to Richard Northcutt of Cannon County, Tennessee, as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Franklin American Mortgage Company and Franklin American Mortgage Company'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 **CHRISTOPHER S. GRAY** as Co-Trustee by instrument of record recorded on December 27, 2006 as Instrument No. 20061227 - 0159687 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 March 14, 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 Wells Fargo Bank N.A., at and for the sum of $89,544.83, that being the highest and best bid offered; and

WHEREAS, the said Wells Fargo Bank N.A. has assigned its interest in said property to The Secretary of Housing and Urban Development, his/her successors and/or assigns; 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 Wells Fargo Bank N.A. 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 Secretary of Housing and Urban Development, his/her successors and/or assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

Being Lot No. 8, on the Plan of Redd Heights, of record in Plat Book 2331, Page 105, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description. Less and Except the following described property of record in Book 8575, Page 69, said Register's Office, as follows: Land in Davidson County, Tennessee, being part of Lot No. 8 on the plan of Redd Heights, of record in Book 2331, Page 105, Register's Office for Davidson County, Tennessee. Right of Way Easement: Beginning at a point on the existing right of way line of Glenrose Avenue; said point also being on the line between Jesse M. Randolph (L.E.) and Alice F. Wilson (as described on Map 106-13, Parcel 63 of the Property Map and Record System of Davidson County, Tennessee) and Dallas Ray Farmer, Et Ux (as described on Map 106-13, Parcel 62 of the Property Map and Records System of Davidson County, Tennessee); thence N 00 deg. 42 min. 09 sec. W a distance of 3.54 feet along the line between Jesse M. Randolph (L.E.) and Alice F. Wilson (Parcel 106-13-63) and Dallas Ray Farmer, Et Ux (Parcel 106-13-62) to a point on the proposed right of way line of Glenrose Avenue; thence S 89 deg. 45 min. 31 sec. E a distance of 93.19 feet along the proposed right of way line of Glenrose Avenue to a point on the existing westerly right of way line of CSX Transportation; thence S 14 deg. 35 min. 56 sec. W a distance of 3.45 feet along the existing westerly right of way line of CSX

Transportation to the intersection of the existing northerly right of way line of Glenrose Avenue with the existing westerly right of way line of CSX Transportation; thence N 89 deg. 53 min. 04 sec. W a distance of 92.28 feet along the existing right of way line of Glenrose Avenue to the point of beginning. Temporary Construction Easement: Beginning at a point on the proposed northerly right of way line of Glenrose Avenue, said point also being on the line between Jessie M. Randolph (L.E.) and Alice F. Wilson, (as described on Map 106 -13, Parcel 63 of the Proposed Map and Records System of Davidson County, Tennessee) and Dallas Ray Farmer, Et Ux (as described in Map 106-13, Parcel 62 of the Property Map and Records System of Davidson County, Tennessee); thence N 00 deg. 42 min. 09 sec. W a distance of 7.00 feet along the line between Jessie M. Randolph (L.E.) and Alice F. Wilson (Parcel 106-13-63) and Dallas Ray Farmer, Et Ux (Parcel 106-13-62) to a point; thence S 89 deg. 45 min. 31 sec. E a distance of 95.10 feet to a point on the existing westerly right of way line of the CSX Transportation; thence S 14 deg. 35 min. 56 sec. W a distance of 7.23 feet along the existing westerly right of way line of the CSX Transportation to the intersection of the proposed northerly right of way line of Glenrose Avenue with the westerly right of way line of the CSX Transportation; thence N 89 deg. 45 min. 31 sec. W a distance of 93.19 feet along the proposed right of way line of Glenrose Avenue to the point of beginning. Said temporary construction easement to be abandoned upon completion of construction. Driveway Improvement: Additional temporary construction easement for proposed driveway construction shall be as follows: Along length of driveway - 13 feet and along width of driveway - 20 feet. Said additional temporary easement containing .006 acres, more or less. Said temporary construction easement to be abandoned upon completion of construction.

Commonly known as: 356 Glenrose Avenue, Nashville, Tennessee 37210.

106 130 062.00

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 The Secretary of Housing and Urban Development, his/her successors and/or assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 15th day of March, 2007.

Christopher S. Gray, Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Christopher S. Gray, 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 15th day of March, 2007.

Melissa G. Rudder
Notary Public

MELISSA G. RUDDER
Notary Public-Arkansas
"Pulaski County"
My Commission Expires 9-08-2014

My Commission Expires: 9-8-2014

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 $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Christopher S. Gray, Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Christopher S. Gray, as Co-Trustee, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in Little Rock this 15th day of March, 2007.

Melissa G. Rudder
Notary Public

My Commission Expires: 9-8-2014

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
U.S. Department of Housing and Urban Development
c/o Pyramid Real Estate Services
616 Marriott Drive, Suite 300
Nashville, Tennessee 37214

FHA No. 483-3428600-703

MELISSA G. RUDDER
Notary Public-Arkansas
"Pulaski County"
My Commission Expires 9-08-2014