This Instrument Prepared By:
DEAN ROBINSON, ATTORNEY
3125 N. Mt. Juliet Road
P.O. Box 425
Mt. Juliet, TN 37122

SEND TAX BILLS TO:
Faye Tidwell
357 Binkley Drive
Nashville, Tennessee 37211

MAP & PARCEL:
19-074.12-0-009.00

Davidson County DEEDTRS
Recvd: 08/01/07 08:52 2 pgs
Fees:13.00 Taxes:438.45
20070801-0091086

SUCCESSOR TRUSTEE'S DEED

WHEREAS, under date of July 13, 2004, Eddie Brown executed a certain Deed of Trust to Nashville Title Insurance Corporation of Nashville, Tennessee, Trustee, for the purpose of securing the indebtedness therein described, which Deed of Trust was recorded in the Register's Office for Davidson County, Tennessee, in Instrument No. 20040728-0090129; and

WHEREAS, the owner and holder of the indebtedness secured by the aforesaid deed of trust, as provided in said deed of trust and by instrument of record in Instrument No. 20070523-0061310, Register's Office for Davidson County, Tennessee, appointed the undersigned, Dean Robinson, as Successor Trustee and vested him with all the rights, powers and privileges of the original Trustee named in said deed of trust; and

WHEREAS, default was made in the payment of the indebtedness secured by said Deed of Trust and the undersigned, as Successor Trustee, has been requested by Faye Tidwell the lawful holder and owner of said indebtedness, to advertise and sell the property conveyed by said Deed of Trust in compliance with the provisions thereof; and

WHEREAS, the undersigned as Successor Trustee did, in compliance with the provisions of said Deed of Trust, advertise for sale the property conveyed by same, the advertisement for sale having been published in Davidson A.M., a newspaper of general circulation published in Nashville, Davidson County, Tennessee, in the issues of June 22, 2007; June 29, 2007; and July 6, 2007; of said newspaper, such sale having been advertised for July 16, 2007, commencing at 10:00 o'clock a.m. at the south front door of the Davidson County Courthouse in Nashville, Davidson County, Tennessee, at which time and place same was offered for sale and sold; and

WHEREAS, the highest, best and last bid for said property was then and there made by Faye Tidwell, to wit: a bid of One Hundred Eighteen Thousand Five Hundred and No/100 ($118,500.00) Dollars, which bid was then and there accepted by the undersigned as Successor Trustee.

NOW, THEREFORE, for the consideration named, and for and in consideration of the compliance with the terms of said bid, the undersigned, Dean Robinson, as Successor Trustee, has bargained and sold, and does by these presents bargain, sell, and convey unto Faye Tidwell, the property advertised and sold as herein above recited, situated, lying, and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

> Being Lot No. 758 on the plan of Section 7, Hermitage Hills, of record in Book 3300, page 62 & 63, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.
>
> Being the same property previously conveyed to Eddie Brown by virtue of a deed from Faye H. Tidwell, of record in Instrument No. 20040728-0090128, Register's Office for Davidson County, Tennessee.

This is improved property known as 7002 Bonnavent Drive, Hermitage, Tennessee 37076.

The undersigned Successor Trustee conveys the foregoing property to the said Faye Tidwell, subject to any and all unpaid taxes, statutory redemption rights, and any other prior claims, liens, easements, setback lines, and restrictions, and warrants same against the lawful

claims of all persons claiming by, through or under a conveyance from the undersigned as Successor Trustee under the provisions of the above described Deed of Trust, and not further or otherwise.

This the 25th day of July, 2007.

Dean Robinson, Successor Trustee

DEAN ROBINSON, Successor Trustee

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Dean Robinson, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who upon his oath acknowledged himself to be the Successor Trustee, and being authorized so to do, executed the foregoing Successor Trustee's Deed for the purposes therein contained , this the 25th day of July, 2007, at Mt. Juliet, Tennessee.

Cassie A Karsten
NOTARY PUBLIC

My Commission Expires: 6-20-11

CASSIE A. KARSTEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual value or consideration for this transfer, whichever is the greater, is $118,500.00.

Faye Tidwell
AFFIANT

Sworn to and subscribed before me
this the 25th day of July, 2007.

Cassie A Karsten
NOTARY PUBLIC

My Commission Expires: 6-20-11

CASSIE A. KARSTEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY