RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Tiffany Kinnard and Michael Kinnard

GRANTEE(s)
US Bank NA

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Davidson County DEEDTRS
Recvd: 08/27/07 08:58 2 pgs
Fees:13.00 Taxes:425.50
20070827-0102053

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated July 19, 2006 and recorded July 25, 2006, as Instrument No. 20060725-0089258 in the Register's Office of Davidson County, Tennessee, Tiffany Kinnard and Michael Kinnard conveyed to Robert M. Wilson, Esquire, as Trustee for Mortgage Electronic Registration Systems, Inc., a separate corporation that is acting solely as a nominee for Mortgage Lenders Network USA, Inc. and Mortgage Lenders Network USA, Inc.'s successors aand 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 **MATTHEW SMITH** as Co-Trustee by instrument of record recorded on August 1, 2007 as Instrument No. 20070801-0091476 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 August 22, 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 US Bank NA, at and for the sum of $115,000.00, that being the highest and best bid offered; 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 US Bank NA 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 said US Bank NA, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Property located at: 1819 Liberia St, Davidson County, Nashville, TN 37207 and: Land in Davidson County, being Lot No. 136 on the Plan of Brooklyn Heights as of record in Book 332, page 140, Register's Office for said county, to which plan reference is here made for a more complete description thereof.
> Being the same property conveyed to Timothy Patton on 05/09/06, by deed from William Patton and filed for record on 05/16/06 in Instrument No. 200605160057252, said Register's Office for Davidson County, Tennessee. Being part of the same property conveyed to William Patton by deed from Celestine Hazel Hambrick by deed of record filed on 07/11/05 in Instrument No. 200507110079983, said Register's Office for Davidson County, Tennessee. Being the same property conveyed to Celestine Hazel Hambrick on 12/07/88 by deed from Celestine J. Woodruff (a widow), and filed for record on 12/07/88 in Book 7721, Page 781, said Register's Office for Davidson County, Tennessee. Being the same property conveyed to Tiffany Kinnard and husband, Michael Kinnard by deed dated 07/19/06, from Timothy Patton, filed for record on 07/25/06, in Instrument No. 20060725-0089257, Register's Office for Davidson County, Tennessee.

Commonly known as: 1819 Liberia Street, Nashville, Tennessee 37207.

Tax Parcel No.: 07105027500

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 US Bank NA, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 22 day of Aug, 07.

Matthew Smith, 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, Matthew Smith, 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 22 day of Aug, 07.

Notary Public

My Commission Expires:

MISTY M. SOBANSKI
NOTARY PUBLIC-STATE OF ARKANSAS
FAULKNER COUNTY
My Commission Expires 06-03-2015

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 $115,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Matthew Smith
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, Matthew Smith, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the foregoing Form For Oath for the purposes therein contained.

Witness my hand and seal at office in AR this 22 day of Aug, 07.

Notary Public

My Commission Expires:

MISTY M. SOBANSKI
NOTARY PUBLIC-STATE OF ARKANSAS
FAULKNER COUNTY
My Commission Expires 06-03-2015

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
US Bank NA
3476 Stateview Blvd.
Ft. Mill, SC 29715