This Instrument Prepared by:	Register's Stamp / Sticker
L. Gino Marchetti Jr. Taylor, Pigue, Marchetti & Mink, PLLC 2908 Poston Avenue Nashville, TN 37203	Davidson County DEEDTRS Recvd: 09/12/07 12:46 4 pgs Fees:23.00 Taxes:111.00 20070912-0109429

TRUSTEE'S DEED

L. Gino Marchetti, Jr.,
Successor Trustee

To new owner and
Send tax bills to:

Marty and Shari Wall
1048 Baxter Ln
Goodlettsville, TN 37072

Map/Parcel: 002000-09100

Property Address:
1339 Plemel Lane
Goodlettsville, TN 37072

WHEREAS, Myrtle A. Bunch, unmarried, executed a Deed of Trust dated the 19th day of April, 2006, which was recorded in Instrument No. 20060421-0045835, Register's Office of Davidson County, Tennessee, conveying to Bonnette A. Dawson, Trustee, the property hereinafter described to secure the payment of a promissory note referred to in said deed of trust; and

WHEREAS, L. Gino Marchetti, Jr. was appointed Successor-Trustee, said appointment being recorded in Instrument No. 20070807-0094203, Register's Office, Davidson County, Tennessee; and

WHEREAS, default occurred in the performance of the terms of said Promissory Note and/or the Deed of Trust securing the same and the noteholder in accordance with the provisions therein declared the entire indebtedness due and payable and requested the Trustee, the GRANTOR herein, advertise and sell the property; and

WHEREAS, the sale was advertised as required by law and in accordance with the terms of the Deed of Trust, by giving twenty-one (21) days notice by three (3) successive weekly publications appearing in the *Tennessean/Davidson A.M.* newspaper, a newspaper published and circulated in Davidson County, Tennessee; and pursuant to the advertisement; the sale was held at the time and place advertised to-wit: September 10, 2007 at 10:00 a.m. on the STEPS OUTSIDE THE ENTRANCE TO THE METRO COURTHOUSE, 1 PUBLIC SQUARE, NASHVILLE, TENNESSEE, at public outcry to the highest and best bidder for cash, free from the equity of

redemption, homestead, dower and all other exemption of every kind, subject to any taxes and liens, which were expressly waived; and

WHEREAS the GRANTEE herein, Marty Wall and wife, Shari Wall, being the highest and best bidder at said sale with a bid of $30,000.00, was duly declared the purchaser.

NOW, THEREFORE, in consideration of the premises and the further consideration of $30,000.00, the receipt of which is hereby acknowledged, I, L. Gino Marchetti, Jr., Successor-Trustee, have this day bargained and sold and by these presents do hereby transfer and convey unto Marty Wall and wife, Shari Wall, his/her/their successors and assigns, the following tract of land situated in Wilson County, Tennessee, and more particularly described as follows, to-wit:

BEGINNING at an iron rod located at the Southeast corner of Map 2, Parcel 91 and the Southwest corner of Map 2, Parcel 90; thence North 89 deg. 11 min. 47 sec. West 247.37 feet to an iron rod; thence following a curve to the right having a length of 109.39 feet, a radius of 66.96 feet and a chord of North 42 deg. 23 min. 33 sec. West 97.62 feet to an iron rod; thence following a curve to the right having a length of 165.95 feet, a radius of 234.65 feet, and a chord of north 24 deg. 40 min. 18 sec. East 162.51 feet to an iron rod; thence following a curve to the left having a length of 205.49 feet, a radius of 229.76 feet, and a chord of North 19 deg. 18 min. 39 sec. East 198.71 feet to an iron rod; thence following a curve to the right having a length of 219.18 feet, a radius of 125.78 feet and a chord of 43 deg. 36 min. 38 sec. East 192.48 feet to an iron rod; thence following a curve to the right having a length of 94.43 feet, a radius of 169.78 feet, and a chord of South 70 deg. 32 min. 05 sec. East 93.22 feet to an iron rod; thence along a curve to the left having a length of 101.74 feet, a radius of 190.59 feet and a chord of South 69 deg. 53 min. 39 sec. East 100.53 feet to an iron rod; thence South 48 deg. 55 min. 29 sec. East 79.99 feet to an iron rod; thence South 37 deg. 11 min. 02 sec. West 532.40 feet to the point of beginning, containing 5.51 acres, more or less according to a survey prepared by R. L. Montoya Land Surveying, Inc. dated 08/20/1998.

Being the same property conveyed to James L. Bunch and wife, Myrtle A Bunch by deed of record in Book 5329, page 651 R.O.D.C. The said James L. Bunch having since died, leaving as sole heir, as tenant by the entirety his wife, Myrtle A. Bunch.

This is improved property also known as 1339 Plemel Lane, Goodlettsville, Tennessee, 37072.

TO HAVE AND TO HOLD said real estate together with the appurtenances, estate, title and interest thereunto belonging to the said Marty Wall and wife, Shari Wall, her/his/their successors and assigns forever as fully and completely as the Successor-Trustee can or ought to convey under the power vested in the Trustee in said Deed of Trust and his appointment as Successor-Trustee; and said Successor-Trustee, the Grantor herein, does hereby transfer and assign to Marty Wall and wife, Shari Wall, her/his/their successors and assigns all the warranties and covenants made in said Deed of Trust.

This conveyance is made subject to all matters shown on any applicable recorded Plan; any unpaid taxes or assessments; any Master Deed requirements or restrictions; any covenants, restrictions or conditions of record; any restrictive covenants, easements or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; and any prior liens or encumbrances, including any liens for taxes, as well as any priority created by a fixture filing; and subject to any matter that an accurate survey of the premises might disclose and is sold "as is" with no warranties. Grantee is advised that the subject property is "land locked."

IN WITNESS WHEREOF, the said L. Gino Marchetti, Jr., Successor-Trustee, has hereunto set his hand this 10th day of September, 2007.

L. Gino Marchetti, Jr.
Successor-Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named l. Gino Marchetti, Jr., Successor-Trustee, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 10th day of September, 2007.

NOTARY PUBLIC

VICTORIA O. WALTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: 9-25-2010

AFFIANT STATEMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration of value, whichever is greater for this transfer is $30,000.00.

L. Gino Marchetti, Jr.
AFFIANT

WITNESS my hand and official seal at Nashville, Tennessee, this 10th day of September, 2007.

NOTARY PUBLIC

My Commission Expires: 9-25-2010

VICTORIA C. WALKER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY