RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Timothy C. Rauhoff

GRANTEE(s)
Anthony Tavakoli

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: 10/30/07 14:19 2 pgs
Fees:13.00 Taxes:434.75
20071030-0127981

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated September 28, 2005 and recorded October 6, 2005, as Instrument No. 20051006-0120590 in the Register's Office of Davidson County, Tennessee, Timothy C. Rauhoff conveyed to David R. Wilson, as Trustee for CHASE BANK USA, N.A., 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 **BILLY GLASS** as Co-Trustee by instrument of record recorded on August 24, 2007 as Instrument No. 20070824-0101290 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 September 19, 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 Anthony Tavakoli , at and for the sum of $117,500.00, 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 Anthony Tavakoli 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 Anthony Tavakoli, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

LAND LYING IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO WIT

UNIT NO. 31, ON THE PLAN OF WOODLAND POINT, PHASE III OF RECORD IN INSTRUMENT NO. 20010716-0075435, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO TIMOTHY C. RAUHOFF FORM ALTHEA M. REID AN UNMARRIED WOMAN BY DEED DATED SEPTEMBER 28, 2005 OF RECORD IN INSTRUMENT NO. 20051006-0120589, SAID REGISTER'S OFFICE.

Parcel number: 122010A 25600C0

Commonly known as: 45 Fawn Creek Pass, Nashville, Tennessee 37214.

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 Anthony Tavakoli, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 19th day of September, 2007.

Billy Glass, 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, Billy Glass, 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 19th day of September 2007.

Notary Public

My Commission Expires:

SHELLIE R. CHAMBERS
MY COMMISSION # 12347413
EXPIRES: April 5, 2016
Pulaski County

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 $117,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Anthony Tavakoli

ACKNOWLEDGMENT

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, _____, with who I am personally acquainted, and whom acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in _____ this _____ day of _____, _____.

L. Chandler, Dep. Reg
~~Notary Public~~

~~My Commission Expires~~: _____

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Anthony Tavakoli
1832 Kaylee Meadow Lane
Hermitage, TN 37076