SUCCESSOR TRUSTEE'S DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 68,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 26 DAY OF December 20 07

Deputy Register

STATE OF TENNESSEE)
COUNTY OF _____)

The actual consideration or value, whichever is greater, for this transfer is $53,055.00.

_____

Subscribed and sworn before me this the _____ day of _____, ____.

_____
Notary Public

My commission expires: _____

This instrument was prepared by:

Robert S. Coleman, Jr.
1405 North Pierce, Suite 306
Little Rock, Arkansas 72207

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Aubrey Hiam	Aubrey Hiam	Parcel No.: 108-16-304.00
301 Fairbanks Road	301 Fairbanks Road	
Goodlesttsville, TN 37072	Goodlesttsville, TN 37072	

WHEREAS, Robert F. Braswell and Lorie F. Braswell, by Deed of Trust (the "Deed of Trust") dated June 21, 1993, of record in Book 8999, at Page 326, in the Register's office for Davidson County, Tennessee, conveyed to Stuart Jones, as Trustee, the hereinafter described real property to secure the payment of a certain Deed of Trust Note (the "Note") described in the Deed of Trust, which note was payable to James B. Nutter & Company; and

WHEREAS, the undersigned was appointed as Successor Trustee by the owner and holder of the Note by instrument of record recorded as Instrument No. 20071115-0133955 in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Deed of Trust demanded that the Successor Trustee foreclose the Deed of Trust; and

WHEREAS, pursuant to instructions of the owner and holder, the Successor Trustee advertised said property for sale in accordance with the terms and provisions of the Deed of Trust, notices of the time and place of said sale having been published in the Nashville Record newspaper on November 23, 2007, November 30, 2007 and December 7, 2007; and

Davidson County DEEDTRS
Recvd: 12/26/07 09:24 3 pgs
Fees:18.00 Taxes:251.60
20071226-0146918

WHEREAS, the Successor Trustee, as required by the terms of the Deed of Trust, offered for sale to the highest bidder for cash, at public outcry, at the front door of the **Davidson County Register of Deeds at the Gaylord Entertainment Center located at 501 Broadway, Nashville, Tennessee 37203**, at 11:00 a.m. on December 14, 2007, and Aubrey Hiam (hereafter "Grantee") being the highest and best bidder thereof, became the Buyer of said property for the sum of Fifty Three Thousand, Fifty Five Dollars and No Cents ($53,055.00).

NOW THEREFORE, Robert S. Coleman, Jr., in his capacity as Successor Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantee, his successors, heirs and assigns, certain real property located in Nashville, Davidson County, Tennessee, more particularly described as follows:

See Exhibit "A" attached hereto.

This is improved property known as: 1108 Oakway Court, Nashville, Tennessee 37214

TO HAVE AND TO HOLD the aforesaid property free from all legal and equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Deed of Trust, in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey same. Robert S. Coleman, Jr., as Successor Trustee, and not otherwise, warrants the title to said property to the Grantee, his successors, heirs and assigns against lawful claims of all persons claiming by, through or under it, but not otherwise.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 19th day of December 2007 at 12:48 p.m. CST.

Robert S. Coleman, Jr.
Successor Trustee

STATE OF ARKANSAS)
COUNTY OF PULASKI)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state. ROBERT S. COLEMAN, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the SUCCESSOR TRUSTEE of the holder (or a constituent of the holder) and is authorized by the holder (or by its constituent, the constituent being authorized by the holder) to execute this instrument on behalf of the holder.

Witness my hand, at Little Rock, Arkansas, this 19th day of December, 2007 at 12:48 p.m. CST.

My commission expires: 2/25/2013

Notary Public

"NOTARY SEAL"
Krista L. Gann, Notary Public
Pulaski County, State of Arkansas
My Commission Expires Feb 25, 2013.

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 57-B, on the plan of Zone Lot Division Percy Priest Woods Lots 57 and 62, Revised Section III, as shown on plat of record in Plat Book 6250, page 509, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a mere particular description.

According to said Plat Lot No. 57B fronts 35.50 feet on the westerly margin of Oakway Court, and extends back 193.47 feet on the northerly line and 180.64 feet on the southerly line to a dead line in the rear, measuring 35.71 feet, thereon.

Being the same property conveyed to Robert F. Braswell and wife, Lorie F. Braswell by QuitClaim Deed from Robert F. Braswell dated June 21, 1993, recorded June 30, 1993 of record in Book 8999, Page 325, Register's Office for Davidson County, Tennessee. Robert F. Braswell died on or about May 17, 2006.