This instrument prepared by:
J. PHILLIP JONES
TATUM & JONES
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228
PARCEL ID# 018 16 0 090.00
201 OLD BRICK CHURCH PIKE
GOODLETTSVILLE, TENNESSEE 37072

NO MORTGAGE
New Owner - Send Tax Bills:
AMERICAN CONSULTING CORPORATION
3100 DUDLEY AVENUE
NASHVILLE, TENNESSEE 37212

Davidson County DEEDTRS
Recvd: 01/24/08 10:51 2 pgs
Fees:13.00 Taxes:177.60
20080124-0007541

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **JUNE 14, 2002, I. DYKE TATUM** was named Trustee in a Deed of Trust of even date executed by **JAMES ROY BENNETT, WHOSE MARITAL STATUS IS UNMARRIED**, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$10,807.00,** principal and interest at **7.4900%** per annum on the unpaid balance, said Deed of Trust being recorded in **INSTRUMENT NO. 20020703-0079747,** in the Register's Office for **DAVIDSON** County, Tennessee; and

WHEREAS, **J. PHILLIP JONES OR I. DYKE TATUM, EITHER OF WHOM MAY ACT,** was appointed Substitute Trustee under said Deed of Trust by instrument of record in **20071218-0144879**, in the Register's Office for **DAVIDSON** County, Tennessee; I, **I. DYKE TATUM**, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: **DECEMBER 14, 2007/DECEMBER 21, 2007/DECEMBER 28, 2007** in **NASHVILLE BUSINESS JOURNAL**, a newspaper of general circulation in **DAVIDSON** County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on **FRIDAY, JANUARY 11, 2008, AT 11:00 A.M., ON THE SECOND FLOOR MEZZANINE (ENTER THE FRONT DOOR FACING THE NEW PUBLIC SQUARE PARK) OF THE HISTORIC DAVIDSON COUNTY COURTHOUSE, ONE PUBLIC SQUARE, IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE,** I, **I. DYKE TATUM,** individually or by and through his agent, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the herein above mentioned equities as provided in said Deed of Trust, at which time **AMERICAN CONSULTING CORPORATION, 3100 DUDLEY AVENUE, NASHVILLE, TENNESSEE 37212**, submitted the highest and best bid in the amount of **$8,090.00.**

NOW THEREFORE, in consideration of the premises, **I, I. DYKE TATUM**, Substitute Trustee, do hereby sell, transfer and convey to **AMERICAN CONSULTING CORPORATION,** its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

PROPERTY LOCATED IN THE COUNTY OF DAVIDSON, TENNESSEE:

CERTAIN REAL PROPERTY, MORE SPECIFICALLY AND PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, LYING IN THE 10TH CIVIL DISTRICT, BEING LOT NO. 1 ON THE UNRECORDED SURVEY OF THE AVRIL WARMACK SUBDIVISION, GOODLETTSVILLE, TENNESSEE.

SAID LOT NO. 1 FRONTS 50 FEET ON THE NORTHERLY MARGIN OF MCCLURE STREET AND RUNS BACK 198.1 FEET ON THE WEST LINE AND 198.2 FEET ON THE EAST LINE TO A REAR LINE, MEASURING 50 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED FROM JAMES ROY BENNETT JR., NOT MARRIED TO JAMES ROY BENNETT, III, NOT MARRIED AND PATRICIA DEPP, NOT MARRIED BY QUIT CLAIM DEED DATED AUGUST 15, 2005 OF RECORD IN INSTRUMENT NO. 20050822-0099746. ALSO SEE AFFIDAVIT OF HEIRSHIP OF RECORD IN BOOK 9159, PAGE 890 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 201 OLD BRICK CHURCH PIKE, GOODLETTSVILLE, TENNESSEE 37072.

I, **I. DYKE TATUM**, Substitute Trustee, convey to **AMERICAN CONSULTING CORPORATION**, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust herein above referred to and not as an individual.

Witness my hand and official seal at Nashville, Tennessee, on **JANUARY 18, 2008.**

I. DYKE TATUM
Substitute 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, **I. DYKE TATUM**, Substitute Trustee, 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 office at Nashville, Tennessee on **JANUARY 18, 2008.**

Melissa Biddle
Notary Public

My Commission Expires: 5/2/2011

MELISSA BIDDLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 2 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is **$8,090.00.**

Affiant

Subscribed and sworn to before me, this **18th day of JANUARY, 2008.**

Melissa Biddle
Notary Public

My Commission Expires: 5/2/2011

MELISSA BIDDLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires May 2 2011

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE,
WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 48000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 24 DAY OF Jan 20 08

Deputy Register