This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204

Davidson County DEEDTRS
Recvd: 02/14/08 11:40 2 pgs
Fees:13.00 Taxes:138.75
20080214-0014855

New Owner - Send Tax Bills:
Johnny & Linda Burroughs
2409 Lloyd Av
Nashville, TN 37218

Map 81-15, parcel 262

TRUSTEE'S DEED

WHEREAS, a certain Deed of Trust dated May 31, 2007 was made by J C Bernard Pickett to Chan McCullough, Trustee, as same appears of record instrument # 20070531-[redacted]0064704, Register's Office of Davidson County, Tennessee

WHEREAS, default was made in the payment of the aforesaid indebtedness and in performance of the covenants described in the Deed of Trust, by reason of which the entire balance was declared due and payable; and

WHEREAS I, Chan McCullough, Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such 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 in THE NASHVILLE RECORD, a newspaper published 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 Thursday, December 27, 2007 at 10:30 a.m. at the outside door of the Register of Deeds Office, 501 Broadway, Gaylord Entertainment Center, Nashville, Davidson County, Tennessee I, as said 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 hereinabove mentioned equities as provided in said Deed of Trust, at which time Johnny Burroughs submitted the highest and best bid.

NOW THEREFORE, in consideration of the premises, I, Chan McCullough, Trustee, exercising the power and authority vested in me, and in bar of equities of redemption, statutory redemption, dower and homestead, do hereby convey to Johnny Burroughs and wife, Linda Burroughs, their successors and assigns, all my interest in the following described real property, to-wit:

Land in Davidson County, Tennessee described as part of Lot No. 216 in McGavock & Wetmore Addition, of record in Book 21, page 41, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Said half of lot fronts 25 feet on the easterly side of Alberta Av and extends back 170 feet between parallel lines to an alley.

Being the same property conveyed from Talton Williams and wife, Araminta Williams to J C Bernard Pickett by deed of record instrument #20070309-0029275 Register's Office for Davidson County, Tennessee.

This is property is known as: **1522 14th Av North, Nashville TN 37208**

I, Chan McCullough, Trustee, convey Johnny Burroughs and wife, Linda Burroughs, all the rights conveyed to me as said Trustee in said Deed of Trust, including such covenants and warranties as I, as such Trustee, may lawfully make all my actions in the premises being solely as Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual; property is subject to any governmental zoning or subdivision ordinances or regulations in effect thereon and further subject to any unpaid taxes or assessments owing on the property.

Witness my hand this at Nashville, Tennessee this 31st day of December, 2007.

Chan McCullough, Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Chan McCullough, 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 purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 15th day of ~~December, 2007.~~ January, 2008

Commission expires 08/23/11 Notary Public Marietta D. Jones

MARIETTA D. JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 08/23/2011

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $37,500.

AFFIANT

Subscribed and sworn to me this 15th day of ~~December, 2007.~~ January, 2008

Commission expires 08/23/11 Notary Public Marietta D. Jones

MARIETTA D. JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires