RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Ronald P. Caldwell and Regina D. Caldwell

GRANTEE(s)
Federal National Mortgage Association

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: 04/25/08 08:26 2 pgs
Fees:12.00 Taxes:0.00
20080425-0042137

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated November 22, 2005 and recorded November 29, 2005, as Instrument No. 20051129-0143582 in the Register's Office of Davidson County, Tennessee, Ronald P. Caldwell and Regina D. Caldwell conveyed to Robert M. Wilson, Jr, as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for America's Wholesale Lender's successors and assigns, 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, 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 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 Trustee, made and given conformity with the terms and provisions of said Deed of Trust, and

WHEREAS, pursuant to said advertisement and notice, on April 16, 2008 at the SOMMET 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 Countrywide Home Loans, Inc., at and for the sum of $282,539.40, that being the highest and best bid offered; and

WHEREAS, the said Countrywide Home Loans, Inc. has assigned its interest in said property to the Federal National Mortgage Association, its successors and assigns; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned 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 Countrywide Home Loans, Inc. of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Trustee does hereby grant, bargain, sell, and convey to the Federal National Mortgage Association, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

A TRACT OF LAND LOCATED IN THE NORTHERLY PORTION OF DAVIDSON COUNTY, TENNESSEE, SAID TRACT OF LAND BEING SITUATED ON VESTER ROAD, WITH SAID TRACT BEING A PORTION OF PARCEL 134 OF METRO TAX MAP 48, AND BEING MORE PARTICUALRLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWESTERLY MOST PROPERTY OF PARCEL 134, TAX MAP 48, SAID CORNER ALSO BEING A SPIKE IN THE CENTER OF VESTER ROAD AT THE WESTERLY TERMINUS OF SAID ROAD, THENCE LEAVING SAID VESTER ROAD ALONG A LINE NORTH 50 DEGREES 47 MINUTES 07 SECONDS WEST, A DISTANCE OF 84.63 FEET TO A POINT THENCE ALONG A LINE NORTH 85 DEGREES 20 MINUTES 01 SECONDS WEST A DISTANCE OF 74.01 FEET TO A POINT THENCE ALONG A LINE NORTH 41 DEGREES 00 MINUTES 34 SECONDS WEST, A DISTANCE OF 971.46 FEET TO A POINT THENCE ALONG A LINE NORTH 74 DEGREES 53 MINUTES 28 SECONDS EAST A DISTANCE OF 62.5 FEET TO A POINT THENCE ALONG A LINE SOUTH 56 DEGREES 44 MINUTES 48 SECONDS EAST, A DISTANCE OF 1109.97 FEET TO A POINT IN THE CENTER OF VESTER ROAD THENCE ALONG SAID ROAD SOUTH 46 DEGREES 28 MINUTES 01 SECONDS WEST, A DISTANCE OF 280 FEET TO THE POINT AND CONTAINING 5.0 ACRES MORE OR LESS.

BEING THE SAME PROPERTY CONVEYED TO RONALD P. CALDWELL AND WIFE,

REGINA D. CALDWELL BY DEED FROM TIMOTHY DANSBY AN UNMARRIED MAN, DATED NOVEMBER 22, 2005, APPEARING OF RECORD IN INSTRUMENT NO. 20051129-0143582 OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE

THIS CONVEYANCE IS MADE SUBJECT TO RIGHT OF WAY EASEMENTS FOR VESTER ROAD AND30 FOOT RIGHT OF WAY EASEMENT OF RECORD IN RECORD BOOK 4183, PAGE 719 ALL OF SAID REGISTER'S OFFICE.

Commonly known as: 4156 Vester Road, Whites Creek, Tennessee 37189.

Tax Parcel No.: 48 00 0134

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 the Federal National Mortgage Association, its successors and assigns.

IN WITNESS WHEREOF, the said Trustee has hereunto set his or her hand and seal this 22 day of April, 08

Robert M. Wilson, Jr., 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, Robert M. Wilson, Jr., as Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 22 day of April, 08.

Notary Public

My Commission Expires: FAULKNER COUNTY

MISTY M. SOBANSKI
NOTARY PUBLIC-STATE OF ARKANSAS
FAULKNER COUNTY
My Commission Expires 06-03-2015

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 $0.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Robert M. Wilson, Jr., 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, Robert M. Wilson, Jr., as Trustee, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in AR this 22 day of April, 08.

Notary Public

My Commission Expires:

MISTY M. SOBANSKI
NOTARY PUBLIC-STATE OF ARKANSAS
FAULKNER COUNTY
My Commission Expires 06-03-2015

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal National Mortgage Association
14221 Dallas Parkway
Floor: Ste 1000
Dallas, Texas 75254