Davidson County DEEDTRS
Recvd: 08/07/08 09:20 3 pg
Fees:18.00 Taxes:585.86
20080807-0081329

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, under date of 25 September 2007, DUNCAN E. COLLIER executed a certain Trust Deed to Harold D. King, Trustee for Household Financial Center, Inc., for the purpose of securing the debt and obligations therein described, which Trust Deed is recorded as Instrument No. 20071004-0118220, in the Register's Office of Davidson County, Tennessee; and

WHEREAS, Household Financial Center, Inc., the holder and owner of the debt and obligations secured by said Trust Deed, having for reasons satisfactory to itself, under the provisions of said Trust Deed, by instrument recorded in said Register's Office as Instrument No. 20080513-0049056, named and appointed the undersigned as Trustee in the place and stead of Harold D. King; and

WHEREAS, default was made in the payment of the debt and obligations secured by said Trust Deed and the undersigned, as Substitute Trustee, was requested to advertise and sell the property conveyed by said Trust Deed in compliance with the provisions thereof; and

WHEREAS, the undersigned, as Substitute Trustee, did, in compliance with the provisions of said Trust Deed, advertise for sale the property conveyed by same, the advertisement of sale having been published in The Tennessee Tribune/West Tennessee Examiner, a newspaper published and/or distributed in Davidson County, Tennessee in the issues of 3, 10, 17 July 2008 of said newspaper, said sale having been advertised for Thursday, 24 July 2008, commencing at 12:00 o'clock noon outside the door of the Register of Deed's Office, 501 Broadway, Nashville, Tennessee, at the Northwest entry of the Sommet Center at which time and place the property was offered for sale and sold; and

WHEREAS, the highest and best bid for said property was then and there made by Household Financial Center, Inc., to-wit: a bid of One Hundred Fifty Eight Thousand Three Hundred Forty 00/100 Dollars ($158,340.00) for said property, which bid was then and there accepted by the undersigned as Substitute Trustee.

NOW, THEREFORE, for the consideration named, and for and in consideration of the compliance with the terms of said bid, the undersigned, Richard J. Myers, as Substitute Trustee, has bargained and sold, and does by these presents bargain, sell and convey to the said Household Financial Center, Inc., the property advertised and sold as hereinabove recited, situated, lying and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 6 ON THE PLAN OF EASTLAND ACRES, SECTION 7, AS OF RECORD IN BOOK 2330, PAGE 166, REGISTERS OFFICE FOR SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING ON THE SOUTHEASTERLY MARGIN OF BRITTANY DRIVE AT THE CORNER OF LOTS NOS. 5 AND 6; THENCE WITH THE LINE BETWEEN SAID TWO LOTS, SOUTHEASTWARDLY 177.3 FEET; THENCE SOUTH 17 DEGREES 25 MINUTES WEST 210.5 FEET TO THE NORTHERLY MARGIN OF LONGFIELD AVENUE; THENCE WITH THE SAME NORTHWESTERLY 212.06 FEET TO THE BEGINNING OF A CURVE; THENCE AROUND SAID CURVE HAVING A RADIUS OF 25 FEET NORTHEASTERLY 35.44 FEET TO THE SOUTHEASTERLY MARGIN OF BRITTANY DRIVE; THENCE WITH SAME NORTHEASTERLY 167.95 FEET TO THE BEGINNING.

BEING THE SAME PROPERTY CONVEYED FROM ENOCH LEE JONES AND LEE THELMA JONES, HUSBAND AND WIFE, TO DUNCAN E. COLLIER, UNMARRIED, BY DEED RECORDED 08/03/2005, IN INSTRUMENT 200508030091119, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. TAX MAP OR PARCEL ID NO.: 83-16-29.00

PREPARED BY AND RETURN TO:
Richard J. Myers, Esq
Apperson, Crump & Maxwell, PLC
6000 Poplar Avenue, Suite 400
Memphis, TN 38119
(901) 756-6300

TO HAVE AND TO HOLD, unto the said Household Financial Center, Inc., its successors and assigns, in fee simple forever.

The undersigned Substitute Trustee believes the title hereby conveyed to be good, but warrants the same against the lawful claims of all persons claiming by, through, and under a conveyance from the undersigned as Substitute Trustee, under the provisions of the above-described Trust Deed, and not further or otherwise.

This sale is made subject to any and all outstanding unpaid real property taxes upon the property as of the date of the Substitute Trustee's sale described herein, and any and all other prior restrictions, encumbrances, or liens of any nature.

The proceeds of this sale, the receipt of which the undersigned Substitute Trustee hereby acknowledges, have been applied as follows:

TOTAL BID		$158,340.00
Expenses:		
Recording Substitution of Trustee	12.00	
Title Work	450.00	
Advertising Expenses	450.00	
Recording Substitute Trustee's Deed	603.86	
Unpaid Real Property Taxes	1820.89	
Attorney Fee and Costs	900.00	
TOTAL EXPENSES		4,236.75
BALANCE APPLIED TO THE MORTGAGE INDEBTEDNESS		$154,103.25

WITNESS, the signature of the undersigned, Richard J. Myers, Substitute Trustee, this 31st day of July, 2008.

Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On this the 31st day of July, 2008, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Richard J. Myers, Substitute Trustee, to me known to be the person described, and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

Notary Public

My Commission Expires:

12/28/2010

TANISELA BUTLER-PEARSON
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY

My Comm. Exp. 12/28/2010

PROPERTY ADDRESS:

2518 Brittany Drive
Nashville, TN 37206

Grantee: Household Financial Center, Inc.
P.O. Box 8362
Elmhurst, TN 60126-1058

SEND TAX BILLS TO:

Household Financial Center, Inc.
P.O. Box 8362
Elmhurst, IL 60126-1058

I, Richard J. Myers, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $158,340.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 31st day of July, 2008.

Notary Public

My Commission Expires: 12/28/2010

PAMELA BUTLER-PEARSON
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Comm. Exp. 12/28/2010