RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Terry Duke and Sandra F. Duke

GRANTEE(s)
Wells Fargo Financial Tennessee 1, LLC.

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: 09/15/08 08:26 2 pgs
Fees:13.00 Taxes:303.40
20080915-0093783

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated January 18, 2007 and recorded February 2, 2007, as Instrument No. 20070202-0013965 in the Register's Office of Davidson County, Tennessee, Terry Duke and Sandra F. Duke conveyed to Brandon G. Polito, as Trustee for Wells Fargo Financial Tennessee 1, LLC, 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, the holder of the debt secured has appointed **SHELLIE WALLACE** as Successor Trustee and **MATTHEW SMITH** as Co-Trustee by instrument of record recorded on August 17, 2008 as Instrument No. 20080717-0073237 in the Register's Office of Davidson County, Tennessee; 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 Successor 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 identifying all interested parties of said property was made and given conformity with the terms and provisions of said Deed of Trust, and Tenn. Code Ann. Sec. 35-5-104; and

WHEREAS, pursuant to said advertisement and notice, on August 27, 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 Wells Fargo Financial Tennessee 1, LLC., at and for the sum of $82,000.00, that being the highest and best bid offered; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor 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 Wells Fargo Financial Tennessee 1, LLC. of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Successor Trustee does hereby grant, bargain, sell, and convey to the said Wells Fargo Financial Tennessee 1, LLC., its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> All that certain property situated in City of Nashville in the County of Davidson and State of TN and being described in a deed dated 06/17/2005 and recorded 07/13/2005 as Instrument Number 20060713-0081126 among the land records of the County and State set forth above, and referenced as follows: A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit: Being Lot No. 6 on the Map of Section One, Clover Bottom Subdivision, as of record in Book 1424, Page 50, Register's Office for Davidson County, Tennessee. Said Lot No. 6 fronts 75 feet on the south side of Blue Brick Drive and runs back between lines, 173.6 feet on the East Line and 147.8 feet on the west line to the north right-of-way line of the Tennessee Central Railroad on which it measures 75 feet. Being the same property conveyed to Terry Duke and Wife, Sandra F. Duke from Sharon Holt in deed dated 6/17/2005 and recorded 07/13/2005 Instrument Number 20050713-0081126, in the Register's Office for Davidson County Records. Parcel No. 096-06-0-027.00
>
> Commonly known as: 2841 Blue Brick Drive, Nashville, Tennessee 37214.
>
> Tax Parcel No.: 096-06-0-027.00

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 Wells Fargo Financial

Tennessee 1, LLC., and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 5th day of Sept, 2008.

Matthew Smith, Co-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, Matthew Smith, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Co-Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 5th day of Sept, 2008.

Melissa G. Peresko
Notary Public

My Commission Expires: MELISSA G. PERESKO Notary Public-Arkansas Pulaski County My Commission Expires 09-08-2014

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 $82,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Matthew Smith
Co-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, Matthew Smith, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the foregoing Form For Oath for the purposes therein contained.

Witness my hand and seal at office in Little Rock this 5th day of Sept, 2008.

Melissa G. Peresko
Notary Public

My Commission Expires: MELISSA G. PERESKO Notary Public-Arkansas Pulaski County My Commission Expires 09-08-2014

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Wells Fargo Financial Tennessee 1, LLC.
3476 Stateview
Fort Mill, SC 29715