RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Norma Y. Stevens

GRANTEE(s)
Sovereign Bank FSB

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: 10/01/08 08:46 2 pgs
Fees:13.00 Taxes:154.89
20081001-0099337

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated July 12, 2004 and recorded July 14, 2004, as Instrument No. 20040714-0083988 in the Register's Office of Davidson County, Tennessee, Norma Y. Stevens conveyed to Bragg, Mansfield & Stegall, as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for GreenPoint Mortgage Funding, Inc. and GreenPoint Mortgage Funding, Inc.'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, the holder of the debt secured has appointed **SHELLIE WALLACE** as Successor Trustee and **GREG IVESTER** as Co-Trustee by instrument of record recorded on September 17, 2008 as Instrument No. 20080917-0094996 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 September 24, 2008 at the Davidson County Courthouse 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 Sovereign Bank FSB, at and for the sum of $41,862.50, 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 Sovereign Bank FSB 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 Sovereign Bank FSB, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being the easterly one half of Lot No. 90, on the Map of Haynie's Oriental Plan, as shown on survey and plat of same appearing of record in Book 161, pages 26 and 27, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof. The said easterly half of Lot No. 90 fronts 50 feet on the northerly side of Duke Street and extends back northerly between parallel lines 140 feet to an alley. Being the same property conveyed to Norma Y. Stevens, will from Howard Stevens, as shown of record as Volume #5630-1509200, County Court Clerk's Office for Davidson County, Tennessee. See also Instrument # 200104040032920, dated March 28, 2001, conveying property to Howard Stevens, from Secretary of Housing and Urban Development, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 207 Duke Street, Nashville, Tennessee 37207.
>
> **Tax Parcel No.: 071070052**

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 Sovereign Bank FSB, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 25th day of Sept 2008.

Greg Ivester, 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, Greg Ivester, 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 25th day of Sept, 2008.

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

Notary Public

My Commission Expires: [illegible]

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 $41,862.50, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Greg Ivester
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, Greg Ivester, 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 25th day of Sept, 2008.

Notary Public

My Commission Expires: [illegible]

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Sovereign Bank FSB
7105 Corporate Drive
Mail Stop PPX-C-35
Plano, TX 75024

Notary Seal present,
but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds