RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Erin E. Pendergraph

GRANTEE(s)
Capital Journey, 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

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated April 28, 2006 and recorded May 2, 2006, as Instrument No. 20060502-0050279 in the Register's Office of Davidson County, Tennessee, Erin E. Pendergraph conveyed to Arnold M. Weiss, Attorney, as Trustee for Mortgage Electronic Registrations Systems, Inc., acting solely as a nominee for WMC Mortgage Corp. and WMC Mortgage Corp.'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 **MATTHEW SMITH** as Co-Trustee by instrument of record recorded on July 23, 2008 as Instrument No. 20080723-0075341 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 October 1, 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 Capital Journey, LLC, at and for the sum of $64,680.00, 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 Capital Journey, LLC of the sum of money so paid, receipt of which is hereby acknowledged, th undersigned Successor Trustee does hereby grant, bargain, sell, and convey to the said Capital Journey, LLC, it 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 all of Lot No. 9, on the Plan of Dodson Heights, as shown by plat appearing of record in Plat Book 2900, Pag 113, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot. Being the same property conveyed to Erin E. Pendergraph, unmarried by Warranty Deed from James C. Pope and wife, Anita R. Pope recorded in Instrument No. 200605020050278 Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 6016 Panama Drive, Hermitage, Tennessee 37076.
>
> Tax Parcel No.: 08601000900

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 Capital Journey, LLC, and unto its successors and assigns.

Davidson County DEEDTRS
Recvd: 10/08/08 09:56 2 pgs
Fees:13.00 Taxes:277.50
20081008-0101968

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 1st day of Oct 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 1st day of Oct, 2008.

Notary Public

My Commission Expires: MELISSA G. PERSICO 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 ~~$95,000.00~~, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Capital Journey, LLC

ACKNOWLEDGMENT

STATE OF _____

COUNTY OF _____

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, _____, with who I am personally acquainted, and whom acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in _____ this _____ day of _____, _____.

Notary Public

My Commission Expires: _____

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Capital Journey, LLC
201 Thompson Lane
Suite 200
Nashville, TN 37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 95,000

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF Oct 20 08

Deputy Register