RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
William H. Parks and Odessa B. Parks

GRANTEE(s)
L & H Trust

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: 10/31/08 13:25 4 pgs
Fees:23.00 Taxes:384.80
20081031-0108760

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated April 8, 1999 and recorded April 15, 1999, at Book 11433, Page 668 in the Register's Office of Davidson County, Tennessee, William H. Parks and Odessa B. Parks conveyed to Gary B. Fisher, as Trustee for Foundation Funding Group, Inc., 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 **AARON L. SQUYRES** as Successor Trustee and **BILLY GLASS** as Co-Trustee by instrument of record recorded on October 29, 2007 as Instrument No. 20071029-0127302 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 17, 2008 at the The Sommet Center 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 L & H Trust, at and for the sum of $83,300.00, 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 L & H Trust 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 L & H Trust, 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 Lot No. 102 on the Plan of Ranchwood Estates, Section One, as of record in Book 2900, Page 125, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description. Being the same property conveyed to William Hayes Parks and wife, Odessa Boyd Parks of record in Book 6989, Page 622, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 307 Shevel Drive, Goodlettsville, Tennessee 37072.
>
> Tax Parcel No.: 025 080 0 036

The above-described property is conveyed subject to the rights of the United States of America to redeem the property as provided for in 26 U.S.C. §7425(d)(1).

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 L & H Trust, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 28 day of Oct, 2008.

Aaron L. Squyres, Successor 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, Aaron L. Squyres, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument asSuccessor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 28 day of Oct, 2008.

Lena M. Drennan
Notary Public -

My Commission Expires:

LENA M. DRENNAN
NOTARY PUBLIC
SALINE COUNTY, ARKANSAS
COMM. EXP. 08/10/11

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 $83,300.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

L & H Trust

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:
L & H Trust
915 Lewisburg Park
Franklin, TN 37064

FHA No. 4832672718703

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Before me, the undersigned, personally appeared Aaron L. Squyres, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Successor-Trustee for Chase Home Finance LLC, whose name is subscribed to the foregoing instrument, and who acknowledges that the contents of said Affidavit were true and correct and that the Affidavit was executed for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Lena M. Drennan
Notary Public

My Commission Expires:

LENA M. DRENNAN
NOTARY PUBLIC
SALINE COUNTY, ARKANSAS
COMM. EXP. 08/10/11

W&A No. 726-126425

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 104,000.00

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

Deputy Register

This Instrument Prepared by:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211
(501) 219-9388

AFFIDAVIT OF COMPLIANCE
WITH 26 U.S.C. §7425 (b) & 26 U.S.C. §7425 (c)

COUNTY OF PULASKI
STATE OF ARKANSAS

This 28th day of October 2008, personally appearing before the undersigned office authorized by law to administer oaths in said State and County, Davidson, who states on oath:

That I am more than 18 years of age, suffer no legal disability and am a member of the State Bar of Tennessee.

That default occurred on Deed of Trust dated April 8, 1999 and executed by William H. Parks and Odessa B. Parks, as mortgagor(s), in favor of Gary B. Fisher as trustee for Foundation Funding Group, Inc., and recorded on April 15, 1999 at Book 11433, Page 668 in the Register of Deeds Office, Davidson County, Tennessee, encumbering the below-described property:

> Land in Davidson County, Tennessee, being Lot No. 102 on the Plan of Ranchwood Estates, Section One, as of record in Book 2900, Page 125, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description. Being the same property conveyed to William Hayes Parks and wife, Odessa Boyd Parks of record in Book 6989, Page 622, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 307 Shevel Drive, Goodlettsville, Tennessee 37072.
>
> Tax Parcel No.: 025 080 0 036

That a foreclosure sale of said property was scheduled for October 17, 2008, at the Davidson County Courthouse, Davidson County, Tennessee.

That the Davidson County records indicated a lien(s) in favor of the Internal Revenue Service on the above referenced property, filed of record on March 10, 2008 at Instrument No. 20080310-0023902 in the Register of Deeds Office, Davidson County, Tennessee.

That, pursuant to 26 U.S.C. §7425(b), notice of said sale, along with a copy of each lien in favor of the Internal Revenue Service, was provided to the Tennessee Department of Revenue Service at least 25 days prior to the date of sale.

That the trustee has not received a response to the notice of sale; as such none can be attached to the trustee's deed.

WILSON AND ASSOCIATES, P.L.L.C.
By: _____
Aaron L. Squyres
Successor Trustee