Davidson County DEEDTRS
Recvd: 11/19/08 14:18 3 pgs
Fees:18.00 Taxes:5809.00
20081119-0114064

THIS INSTRUMENT PREPARED BY AND
WHEN RECORDED RETURN TO:
Baker, Donelson, Bearman Caldwell & Berkowitz, PC
211 Commerce Street, Suite 1000
Nashville, TN 37201

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on May 14, 2007, Mount Hopewell Missionary Baptist Church, Tennessee Non-Profit Corporation (the "Debtor"), made, executed and delivered to J. William Pierce, Trustee, a certain deed of trust (the "Deed of Trust") conveying to him as trustee certain property (the "Property") hereinafter fully set forth and described, as the same appears of record under Instrument No. 20070514-0057422, in the Office of the Register of Deeds, Davidson County, Tennessee; and

WHEREAS, the Original Trustee has been replaced by E. Franklin Childress and K. David Waddell as Substitute Trustees, as recorded under Instrument No. 20071218-0144858 in said Register's Office, and is empowered to serve with all the title, powers, and duties of the Original Trustee named in said Deed of Trust described above; and

WHEREAS, Foundation Capital Resources, Inc. is the true and lawful owner and holder of the note aforesaid, secured by the Deed of Trust aforesaid; and

WHEREAS, Default having been made under the terms of the said Deed of Trust, the Creditor of said indebtedness and obligation having requested the undersigned to advertise and sell the Property conveyed thereby according to the terms of said Deed of Trust; and

WHEREAS, in accordance with said request, the property was advertised for sale in The Nashville Record, a newspaper published in Nashville, Tennessee, for at least twenty-one (21) days, such advertisements appearing on October 24, 2008, October 31, 2008 and November 7, 2008, and giving the time, terms, place of sale and description of the Property; and

WHEREAS, at the time of the sale, being on **Tuesday, November 18, 2007**, commencing at 2:00 o'clock (2:00 p.m.), at the main door of the Davidson County Register of Deeds Office, Sommet Center, 501 Broadway, Nashville, Davidson County, Tennessee, the Property was offered for sale at public outcry to the highest and best bidder for cash, at which sale said Property was struck off and sold to Foundation Capital Resources, Inc. at and for the sum of One Million Five Hundred and Seventy Thousand Dollars ($1,570,000.00), that being the highest and best bid offered;

NOW, THEREFORE, the undersigned in consideration of the premises and the payment of said bid, which amount has been applied toward the payment of said indebtedness, hereby bargains, sells, conveys, and confirms unto said Foundation Capital Resources, Inc., its Successors and/or Assigns, the following real estate situated and located in Davidson County, Tennessee, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being part of Lot No. 16 on the Map of Sarah A. McIntosh's Subdivision, as of record in Book 332, Page 71, Register's Office for said County, being Lot No. 6 on the Map of Fontaine Subdivision of Lot No 16, not of record, described partly according to a survey made by N. E. Cummings, Surveyor, as follows:

Beginning at a stake, the southeast corner of Lot No. 16 in the McIntosh's Subdivision, of record in Book 332, Page 71, Register's Office of said County; thence North 1-1/2 degrees West 277 feet to a stake; thence North 22 degrees West 49 feet to a stake; thence with the center of Old Buena Vista Pike, North 43 degrees West 561 feet and North 38 degrees West 386 feet to a stake in the center of New Buena Vista Pike; thence with the center of the New Buena Vista Pike, southwardly 1320 feet to a stake, the southeast corner of Lot No. 5 conveyed to M. Courtney Fontaine, by Deed from John Paul Fontaine, as of record in Book 2594, Page 347, said Register's Office; being the intersection of the centerline of said New Buena Vista Pike and the center line of Stokers Lane; thence with the center of said Stokers Lane, North 74-3/4 degrees East 595 feet to the beginning.

INCLUDED in the above described property but **EXCLUDED** therefrom is the property conveyed to Robert E. Young and Douglas C. Gilmore, by Deed from the Cumberland Sertoma Club of Nashville, as of record in Book 4091, Page 699, described as follows:

Being part of Lot No. 16 on the Map of Sara A. McIntosh's Subdivision, as of record in Book 332, Page 71, Register's Office; and also being part of Lot No. 6 on the Map of Fontaine Subdivision, of Lot No. 16, not of record, described as follows:

Beginning at the southeast intersection of Moorman's Arm Road, and New Buena Vista Pike; thence southerly with the easterly margin of said Road, 337 feet more or less; thence leaving said Road North 63 degrees 03' East 103.15 feet to the center line of Old Buena Vista Pike, now closed; thence with the center of said Old Buena Vista Pike, North 41 degrees 57' West 177 feet, more or less, and continuing with the same, North 42 degrees 53' West 172.5 feet to the point of beginning.

EXCEPTING THEREFROM, those portions of land lying within public rights-of-way.

Being the same property conveyed to the Trustees of Mount Hopewell Missionary Baptist Church by Deed of record in Book 7855, Page 555, Register's Office for Davidson County, Tennessee.

Being further conveyed from Mount Hopewell Missionary Baptist Church to Mount Hopewell Missionary Baptist Church, a Tennessee Non-Profit Corporation by Quit Claim Deed of record under Instrument No. 20070514-0057421 in the Register's Office of Davidson County, Tennessee.

PROPERTY ADDRESS: 2911 Stokers Lane, Nashville, TN 37281

TO HAVE AND TO HOLD the Property, together with the hereditaments and appurtenances of and to the same belonging or in anywise appertaining, unto the said Foundation Capital Resources, Inc., together will all rights and benefits of the covenants and warranties made in said Deed of Trust insofar as he can or ought as Substitute Trustee, but not further or otherwise.

Title to the Property conveyed subject to all liens, easements, covenants, conditions, encumbrances, and restrictions which are prior to the lien of said Deed of Trust, including, without limitation, any unpaid ad valorem taxes or assessments.

IN WITNESS WHEREOF, the said Grantor has executed this instrument as of the 18th day of November, 2008.

K. David Waddell
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 13th day of October, 2008 before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared K. David Waddell., Substitute Trustee, to me known to be the person described in 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: 4/8/09

I, or we, 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 $1,570,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME this 18th day of November, 2008.

Notary Public

My Commission Expires:
4/8/09

PROPERTY ADDRESS:	2911 Stokers Lane, Nashville, TN 37281
OWNER AND MAIL TAX NOTICE TO:	Foundation Capital Resources, Inc. 1661 North Boonville Avenue Springfield, Missouri, 85803-2751
PREPARED BY AND RETURN TO:	Baker, Donelson, Bearman, Caldwell & Berkowitz, PC 211 Commerce Street, Suite 1000 Nashville, TN 37201
Tax Parcel ID:	070-02-11.00