RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Joyce Ann Johnson a/k/a Joyce A. Johnson and Joseph H. Johnson

GRANTEE(s)
Homesales, Inc.

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: 12/03/08 11:25 2 pgs
Fees:13.00 Taxes:165.99
20081203-0117305

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated September 7, 2000 and recorded September 18, 2000, as Instrument No. 20000918-0092428 in the Register's Office of Davidson County, Tennessee, Joyce Ann Johnson a/k/a Joyce A. Johnson and Joseph H. Johnson conveyed to Residential Title & Escrow Corp., as Trustee for Citizens Bank, 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 October 14, 2008 as Instrument No. 20081014-0103120 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 November 19, 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 Homesales, Inc., at and for the sum of $44,863.39, 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 Homesales, Inc. 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 Homesales, Inc., its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

Being Lot N. 216 on the Map of Trevecca Subdivision of Renraw, as of record in book 421, pages 72 and 73, Register's Office for Davidson County, Tennessee.

Said Lot no. 216 fronts 50 feet on the north side of Douglas Street or Avenue and runs back between lines, 272.3 feet on the east line and 271.5 feet on the west line to an alley in the rear on which is measures 50 feet.

Being the same property conveyed to Joyce Ann Johnson and husband Joseph H. Johnson by quitclaim deed from Joyce Ann Johnson f/k/a Joyce Ann Wiggins, dated September 7, 2000, recorded September 11, 2000, instrument no. 200009110089634, Register's Office for Davidson County, Tennessee.

Commonly known as: 917 Douglas Avenue, Nashville, Tennessee 37206.

Tax Parcel No.: 072 13 0 255.00

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 Homesales, Inc., and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 21 day of Nov, 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 21 day of Nov, 2008.

Notary Public

My Commission Expires:

DONALD M. KEELING
MY COMMISSION # 12368447
EXPIRES: October 23, 2018
Pulaski County

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 $44,863.39, 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 21 day of Nov, 2008.

Notary Public

My Commission Expires:

DONALD M. KEELING
MY COMMISSION # 12368447
EXPIRES: October 23, 2018
Pulaski County

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Homesales, Inc.
3415 Vision Drive
Columbus, OH 43219