RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Michelle Tatom

GRANTEE(s)
Elizabeth M. Murphy

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: 12/11/08 10:36 2 pgs
Fees:13.00 Taxes:802.16
20081211-0119375

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated May 12, 2005 and recorded June 15, 2005, as Instrument No. 20050615-0068516 in the Register's Office of Davidson County, Tennessee, Michelle Tatom conveyed to Mid-South Title Corporation, as Trustee for Mortgage Electronic Registration Systems Inc. a seperate corporation acting soley as a nominee for Premier Mortgage Funding Inc. and Premier 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 **MATTHEW SMITH** as Co-Trustee by instrument of record recorded on July 17, 2008 as Instrument No. 20080717-0073346 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 26, 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 Elizabeth M. Murphy, at and for the sum of $216,801.00, 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 Elizabeth M. Murphy 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 Elizabeth M. Murphy, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

Being all of Lot 52, on the plan of Phase One, Hagars Grove, of record in instrument 20040614-0069738, Register's Office for Davidson County, TN to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Madge Lee Hager Self, by deed from Hagar's Grove LLC, dated 06-16-03, of record in instrument tnumber 200306240086872, in the Register's Office for Davidson County, Tennessee.

Being further conveyed to Michelle Tatom, by warranty deed dated 04/11/05, of record in Book 20050615-0068515, Page ___, register's office for said county.

Commonly known as: 6013 Hagars Grove Pass, Hermitage, Tennessee 37076.

Tax Parcel No.: 098 10 0A 024.00

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 Elizabeth M. Murphy,* and unto its successors and assigns.

* A SINGLE PERSON

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 2 day of Dec 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 2 day of Dec, 2008.

Notary Public

My Commission Expires: MELISSA G. PERESKO 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 $$216,801.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Elizabeth M. Murphy

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, ELIZABETH M. MURPHY, 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 FRANKLIN, TN this 9th day of DECEMBER, 2008.

Notary Public

My Commission Expires: 3-20

CAROL A. CLAWSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Elizabeth M. Murphy
6013 HAGARS GROVE PASS
HERMITAGE, TN 37076

RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067