Davidson County DEEDTRS
Recvd: 02/23/09 10:17 2 pgs
Fees:13.00 Taxes:277.50
20090223-0015434

This instrument prepared by:
Chan McCullough
700 Craighead St., Suite 103
Nashville, TN 37204

New Owner - Send Tax Bills:
HomeTrust Partners
700 Craighead St #103
Nashville, TN 37204

TRUSTEE'S DEED

WHEREAS, a certain Deed of Trust dated February 24, 2005 was made by Nashville Housing Properties, LLC to Chan McCullough, Trustee, as same appears of record instrument # 20050224-0020606, Register's Office of Davidson County, Tennessee

WHEREAS, default was made in the payment of the aforesaid indebtedness and in performance of the covenants described in the Deed of Trust, by reason of which the entire balance was declared due and payable; and

WHEREAS I, Chan McCullough, Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Trustee in said Deed of Trust, advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications in THE NASHVILLE RECORD, a newspaper published in DAVIDSON County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement, on Monday, February 23, 2009 at 10:00 a.m. at the outside door of the Register of Deeds Office, 501 Broadway, Sommet Center, Nashville, Davidson County, Tennessee I, as said Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the hereinabove mentioned equities as provided in said Deed of Trust, at which time HomeTrust Partners submitted the highest and best bid.

NOW THEREFORE, in consideration of the premises, I, Chan McCullough, Trustee, exercising the power and authority vested in me, and in bar of equities of redemption, statutory redemption, dower and homestead, do hereby convey to HomeTrust Partners, their successors and assigns, all my interest in the following described real property, to-wit:

2702 Aspen Dr, 37208 Map 81-6, parcel 80
Being Lot No 36 on the Map of Cumberland Gardens Subdivision, as of record in Book 2900, page 4 Register's Office for Davidson County., Tennessee. This being the same property conveyed to Nashville Housing Properties, LLC by deed from HomeTrust Partners of record instrument #20050224-0020605 said Register's Office.

121 Cleveland St, 37207 Map 82-3, parcel 70
Being Lot No. 73 on the plan of Sharpe & Harris's Second Addition to East Nashville. as of record in Book 161, page 53, Register's Office for Davidson County, Tennessee. This being the same property conveyed to Nashville Housing Properties, LLC by deed from HomeTrust Partners of record instrument #20050224-0020605, said Register's Office. The property was subsequently conveyed from Nashville Housing Properties, LLC to Carlotta Davis by instrument #20080118-0005890, rerecorded

Instrument #20080416-0038497, said Register's Office.

I, Chan McCullough, Trustee, convey HomeTrust Partners, a Tennessee general partnership, all the rights conveyed to me as said Trustee in said Deed of Trust, including such covenants and warranties as I, as such Trustee, may lawfully make all my actions in the premises being solely as Trustee and not otherwise under the power vested in me under said Deed of Trust hereinabove referred to and not as an individual; property is subject to any governmental zoning or subdivision ordinances or regulations in effect thereon and further subject to any unpaid taxes or assessments owing on the property.

Witness my hand this at Nashville, Tennessee this 23rd day of February, 2009.

Chan McCullough, Trustee

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Chan McCullough, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee this 23rd day of February, 2009.

ZEYNEBA HABIB
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Commission expires 3/10/2012 Notary Public

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $ 15,000.

AFFIANT

Subscribed and sworn to me this 23rd day of February, 2009.

Commission expires 1/7/2013 Notary Public

WILLIAM C. McCULLOUGH JR.
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TN