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

Davidson County DEEDTRS
Recvd: 02/23/09 10:18 2 pgs
Fees:13.00 Taxes:444.00
20090223-0015436

New Owner - Send Tax Bills:
Nancy Ryans
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 #20050224-0020610 and re-recorded instrument #20050404-0036382, 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 Nancy Ryans 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 Nancy Ryans, their successors and assigns, all my interest in the following described real property, to-wit:

1728 Knowles Street. Nashville, TN 37208 81-15-318
Land in Davidson County. Tennessee. being Lot No. 39 in the Bransford Realty Company's Subdivision of part of Manlove's Addition, of record in Book 421, page 53, R.O.D.C.. Tennessee. to which reference is made for a more complete description.

319 Duke Street. Nashville, TN 37207 71-8-28
Land in Davidson County. Tennessee. being Lot No. 80. Duke Street. Nashville. Davidson County. Tennessee. Being the same property conveyed to Nancy Ryans from Williams & Williams by deed of record in Book 8782, page 476. R.O.D.C.. Tennessee.

524 N. Second Street. Nashville, TN 37207 82-7-210
Land in Davidson County. Tennessee. being Lot No. 09 on the Map of Harris Addition to Edgefield, as of record in Book 21, page 100, R.O.D.C.. Tennessee

2212 14th Ave North, Nashville, TN 37208 81-3-376
Land in Davidson County, Tennessee, being the southerly 50 feet of the northerly 100 feet of Lot No. 6 in the subdivision of Lot No. 33 Owen Buena Vista Plan, as of record in Book 57, page 26
R.O.D.C. Tennessee.

These being the same properties conveyed to Nashville Housing Properties, LLC by deed from Nancy Ryans of record instrument #20050224-0020609, re-recorded instrument #20050404-0036381, said Register's Office.

I, Chan McCullough, Trustee, convey Nancy Ryans 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.

Commission expires 3/10/2012 Notary Public

ZEYNEBA HABIB
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
DAVIDSON COUNTY

The actual consideration or value, whichever is greater, for this transfer is $ 120,000-.

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