RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Joe Rains

GRANTEE(s)
Federal Home Loan Mortgage Corporation

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

BILL GARRETT, Davidson County
Trans: T20090037812 DEEDTRS
Recvd: 06/08/09 08:53 4 pgs
Fees: 22.00 Taxes: 0.00
20090608-0052620

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated October 31, 2005 and recorded November 4, 2005, as Instrument No. 20051104-0133998 in the Register's Office of Davidson County, Tennessee, Joe Rains conveyed to First American Title Insurance Company, as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Provident Funding Associates, L.P. and Provident Funding Associates, L.P.'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 May 18, 2009 as Instrument No. 20090518-0045163 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 May 20, 2009 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 Wells Fargo Bank NA, at and for the sum of $155,638.64, that being the highest and best bid offered; and

WHEREAS, the said Wells Fargo Bank NA has assigned its interest in said property to the Federal Home Loan Mortgage Corporation, its successors and assigns; 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 Wells Fargo Bank NA 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 Federal Home Loan Mortgage Corporation, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being all of Lot No. 300. Village Two Summerfield, as shown by plat appearing of record in Instrument No. 20000929-0096421, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said Lot.
>
> Being the same property conveyed to Joe Rains, unmarried by Warranty Deed recorded November 4, 2005, as Instrument No. 20051104-0133997, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 4029 Pineorchard Place, Antioch, Tennessee 37013-1444.
>
> Tax Parcel No.: 164100A11300CO

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 the Federal Home Loan Mortgage Corporation, its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 20th day of May, 2009.

Shellie Wallace
Successor 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, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes herein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 20 day of May 09

NOTARY PUBLIC-ARKANSAS
LAUREN DABOUS
No. 12366534
COMM. EXP. 6-25-2018
PULASKI COUNTY

Lauren Dabous
Notary Public

My Commission Expires: 6-25-18

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 $155,638.64, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes.

Shellie Wallace
Successor 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, Shellie Wallace, as Successor Trustee, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in Little Rock this 20 day of May 09

NOTARY PUBLIC-ARKANSAS
LAUREN DABOUS
No. 12366534
COMM. EXP. 6-25-2018
PULASKI COUNTY

Lauren Dabous
Notary Public

My Commission Expires: 6-25-18

PROPERTY OWNER OR AGENT RESPONSIBLE FOR PAYMENT OF TAXES
Federal Home Loan Mortgage Corporation
5000 Plano Parkway
Carrollton, TX 75010

SERVICEMEMBERS CIVIL RELIEF ACT AFFIDAVIT

STATE OF South Carolina

COUNTY OF York

RE: 4029 Pineorchard Place
Antioch, Tennessee 37013-1444
Debtor(s): Joe Rains

BEFORE ME, the undersigned authority, on this day personally appeared _____Jeannette Love-Hadden_____, who after being duly sworn, deposed and stated:

1. I am an employee of Wells Fargo Bank NA and held the position of Vice President Loan Documentation with said company at the time of the events hereinafter set forth, and make this Affidavit for the purpose of declaring the incidents of statutory and contractual compliance of the entity or entities set out below.

2. This Affidavit is made with respect to the foreclosure of that certain deed of trust dated October 31, 2005, recorded November 4, 2005, as Instrument No. 20051104-0133998 in the real property records of Davidson County, Tennessee, executed by Joe Rains in favor of Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Provident Funding Associates, L.P. and Provident Funding Associates, L.P.'s successors and assigns to secure the payment of a deed of trust note to Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for **Provident Funding Associates, L.P. and Provident Funding Associates, L.P.'s successors and assigns.**

3. Wells Fargo Bank NA is the holder of or agent for the holder of the indebtedness secured by said deed of trust.

4. To the best of my knowledge and belief, the mortgagors holding an interest in the above-described property were not members of the Armed Forces of the United States of America and had not been members of any such entities for at least three (3) months prior to the date of the foreclosure sale the subject hereof.

5. Foreclosure of this property will not be subject to the provisions of 50 U.S.C.S. §501, *et seq.* (the Servicemembers Civil Relief Act).

05-20

FURTHER AFFIANT SAYETH NOT.

DATED this _29___ day of __April___, 2009.

Jeannette Love-Hadden

Jeannette Love-Hadden
Vice President Loan Documentation

Title

ACKNOWLEDGMENT

STATE OF South Carolina

COUNTY OF York

Before me, the undersigned notary public of the state and county aforesaid, personally appeared ____Jeannette Love-Hadden_____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the president (or other such officer authorized to execute the instrument) of Wells Fargo Bank NA, the within-named bargainor, a corporation, and that such officer executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

Witness my hand and seal at office in _____ this _29____ day of _April__, 2009.

OFFICIAL SEAL
Notary Public
State of South Carolina
KELLY A. RUFF
My Commission Expires March 10, 2018

Kelly A. Ruff

Notary Public

My Commission Expires: _____

RETURN TO:

WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Loan No. xxxxxx9434
DSoldierSailorAffidavit_ajordan_090422_1135

5/20