BILL GARRETT, Davidson County
Trans:T20090042504 DEEDTRS
Recvd: 06/25/09 10:33 3 pgs
Fees:18.00 Taxes:289.95
20090625-0059087

This instrument prepared by:
Kevin J. Jones
Attorney at Law
1801 8th Avenue South, Suite 100
Nashville, Tennessee 37203

Address New Owner:
American General Financial Services, Inc.
61 East Thompson Lane, Suite 114
Nashville, TN 37214

Send Tax Bills To:
same as owner

Map/ Parcel
162-03 59.00

TRUSTEE'S DEED

WHEREAS, by a Deed of Trust dated 07/21/2006, executed by Suzanan Lea Harmon and William M. Harmon to Kevin Jones/Nashville, Trustee, of record at instrument number 20060725-0089299, Register's Office for Davidson County, Tennessee, to secure the payment of the indebtedness described therein for the benefit of American General Financial Services, Inc.; and

WHEREAS, default was made in the payment of said indebtedness and the lawful holder and owner thereof declared the entire balance of said note immediately due and payable and made demand upon me, Kevin Jones, Trustee, to exercise the power of sale contained in said Deed of Trust; and

WHEREAS, I caused said property to be advertised in the **TENNESSEAN**, Davidson A.M. section a newspaper published in Davidson County, Tennessee, once each week for three (3) consecutive weeks, all in accordance with the terms of the said Deed of Trust, for sale at 11:00 a.m., on Friday, June 19, 2009, at the front door of the Metro Davidson County Courthouse and City Hall, One Public Square, Nashville, Tennessee; and

WHEREAS, the highest, last and best bid received was in the amount of Seventy-Eight Thousand Three Hundred Sixty-Five Dollars and Ninety-Three Cents ($78,365.93), said offer and bid having been made by American General Financial Services, Inc.;

NOW, THEREFORE, in consideration of said sum, I, Kevin Jones, Trustee, have bargained and sold and by these presents do transfer and convey to American General Financial Services, Inc., its successors, heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

All that certain property situated in the County of DAVIDSON, and State of TENNESSEE, being described as follows:

Being Lot No. 191 of the Plan of Antioch Park, Section 3, as of record in Book 4460, Page 25, Register's Office for said county. Said Lot No. 191 front 78.83 feet on the northerly side of Lindy Murff Court and extends back 190.6 feet on the westerly line and 194.9 feet on the easterly line to a dead line measuring 77.61 feet thereon.

BEING THE PROPERTY CONVEYED IN Quit Claim Deed from Suzanan Lea Hancel White to Suzanan Lea Harmon And William M. Harmon, dated 03/20/1998, recorded 04/01/1998, in Deed Book 10865, Page 778, in the Register's Office for Davidson County, Tennessee.

Tax Parcel Identification Number: 162-03 59.00

TO HAVE AND TO HOLD, said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said American General Financial Services, Inc. its successors, heirs and assigns, forever.

This conveyance is made by me as Trustee of all my right, title and interest in the property as described in the within above-referenced Deed of Trust, without warranty of any kind, and no further or otherwise.

WITNESS my hand this 22nd day of June, 2009.

Kevin Jones, Trustee

STATE OF TENNESSEE)
)SS:
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Kevin Jones, Trustee, 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 purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22 day of June, 2009.

Ellen F Brandon

Notary Public
My Commission Expires: May 22, 2010

STATE OF TENNESSEE)
)SS:
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 78,365.93.

Affiant

Subscribed and sworn to before me this 22 day of June, 2009.

Ellen F Brandon

Notary Public
My Commission Expires: May 22, 2010