STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $101,215.00.

Amy L. Wood

Subscribed and sworn to before me on this 2nd day of July, 2009.

Rachel L. Powers
Notary Public

My Commission Expires: 9/25/2010

RACHEL L. POWERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

BILL GARRETT, Davidson County
Trans:T20090044783 DEEDTRS
Recvd: 07/02/09 16:19 3 pgs
Fees:18.00 Taxes:374.50
20090702-0062132

This Instrument Was Prepared By:
Amy L. Wood
Rudy, Wood & Winstead, PLLC
1812 Broadway
Nashville, TN 37203

Address of New Owner:	Send Tax Bills to:	Map-Parcel:
Renasant Bank	Renasant Bank	
1808 West End Ave., Suite 600	1808 West End Ave., Suite 600	034-02-0-037.00
Nashville, TN 37203	Nashville, TN 37203	

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Vel Properties, Inc., by Deed of Trust (the "Deed of Trust") dated April 13, 2007, of record, Instrument No. 20070417-0045814, Register's Office for Davidson County, Tennessee, conveyed to Capital Bank & Trust Company and R. Rick Hart, Trustee, the hereinafter described real property to secure the payment of a certain Note (the "Note") described in the Deed of Trust, which Note was payable to Capital Bank & Trust Company; and

WHEREAS, Renasant Bank is the current owner, holder and beneficiary of said Note aforesaid, secured by the Deed of Trust aforesaid, as successor by merger with Capital Bank & Trust Company; and

WHEREAS, the undersigned was appointed Substitute Trustee by the owner and holder of the Note by an instrument of record, Instrument No. 20090615-0055481, Register's Office for said County; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Note demanded that the Substitute Trustee foreclose the Deed of Trust; and

WHEREAS, pursuant to instructions of the owner and holder, the Substitute Trustee advertised said property for sale in accordance with the terms and provisions of the Deed of Trust, notices of the time and place of said sale having been published in the Davidson County AM on June 12, 19, and 26, 2009; and

WHEREAS, the Substitute Trustee, as required by the terms of the Deed of Trust, offered said property for sale to the highest bidder for cash, at public outcry, at the front steps of the Davidson County Courthouse in Nashville, Tennessee on or about 10:00 am., July 2, 2009, and Renasant Bank (hereinafter "Grantee") being the highest and best bidder thereof, became the purchaser of said property for the sum of One Hundred and One Thousand, Two Hundred Fifteen ($101,215.00) Dollars.

NOW, THEREFORE, Amy L. Wood, in her capacity as Substitute Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantees, their successors and assigns, certain real property located in Davidson County, Tennessee, more particularly described as follows:

BEGINNING AT A CONCRETE MONUMENT IN THE NORTHEASTERLY MARGIN OF CUDE LANE, SAID MONUMENT BEING AT THE NORTH FRONT CORNER OF LOT NUMBER 41 ON THE PLAN OF SHEPHERD HILLS, SECTION II, AS OF RECORD IN BOOK 2900, PAGE 12, REISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, THENCE ALONG THE MARGIN OF CUDE'S LANE, NORTHWESTERLY 72.55 FEET TO AN IRON PIN; THENCE; THENCE NORTH 56 DEG. EAST 223.5 FEET TO AN IRON PIN IN THE SOUTHERLY LINE OF LOT NUMBER 10 OF SHEPHERD HILLS, SECTION 1, AS OF RECORD IN BOOK 2331, PAGE 46, SAID REGISTER'S OFFICE; THENCE ALONG THE LINE OF LOTS NUMBERS 10 AND 11 IN SAID SUBDIVISION, SOUTH 46 DEG. 01 MIN. EAST 112.6 FEET TO A CONCRETE MONUMENT AT THE NORTHEAST CORNER OF LOT NUMBER 41 ABOVE REFERENCED; THENCE WITH THE LINE OF SAID LOT, SOUTH 63 DEG. 39 MIN. WEST 250.7 FEET TO THE POINT OF BEGINNING. DESCRIPTION TAKEN FROM PRIOR DEED.

THIS DESCRIPTION RESULTED FROM A SURVEY DATED APRIL 21, 1964, PREPARED BY T.R. SANFORD.

BEING THE SAME PROPERTY CONVEYED TO CHRISTOPHER FLATT, BY DEED FROM WINDY M. HALE, AND SPOUSE, SAMMY G. HALE, JR., AS RECORDED ON THE 27th DAY OF SEPTEMBER, 2006 IN INSTRUMENT NO. 20060927-0119410, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD the aforesaid property free from all legal, equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and other exemptions, all of which have been waived in the Deed of Trust, in as full and complete manner as the undersigned, in her capacity as Substitute Trustee, and not otherwise, has the power to convey the same, but subject to the matters set forth herein.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 2nd day of July, 2009.

Amy L. Wood, Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

RACHEL L. POWERS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

On this the 2nd day of July, 2009, before me personally appeared Amy L. Wood, Substitute Trustee, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who acknowledged the execution of same to be her free act and deed.

Witness my hand and official seal, this the 2nd day of July, 2009.

Rachel L. Powers
Notary Public

My Commission Expires: 9/25/2010