BILL GARRETT, Davidson County
Trans:T20090047560 DEEDTRS
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Fees:18.00 Taxes:81.40
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Prepared by and Return to:
Patrick Taggart/tmoran 07/09/2009
McCurdy & Candler, L.L.C.
250 East Ponce DeLeon Avenue, Suite 600
Decatur, GA 30030

SUBSTITUTE TRUSTEE'S DEED

GMAC Mortgage Corporation
File No. 08-01996 /Frank W. Driver and Patricia Ann Driver

Tennessee, Davidson County

WHEREAS, by Deed of Trust dated September 25, 2000, and recorded in the Register's Office of Davidson County, Tennessee, on October 12, 2000 at Instrument No. 200010120101221, ("Deed of Trust"), Frank W. Driver and Patricia Ann Driver conveyed to Michael T. Bates, Trustee, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to Residential Funding Real Estate Holdings, LLC; and

WHEREAS, Residential Funding Real Estate Holdings, LLC, being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record in Instrument No. 200807140071906, 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 requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in The Nashville Record - Davidson in conformity with the laws of Tennessee and the terms and provisions of said Deed of Trust on 6/12/2009, 6/19/2009, and 6/26/2009. The sale was held on July 9, 2009, in Davidson County, Tennessee, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale Aubrey Hiam, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $22,001.00; and

WHEREAS, the said owner and holder of the debt has assigned its interests in the said property to Aubrey Hiam, his successors and assigns;

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by Aubrey Hiam as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned Laura A. Grifka, as Substitute Trustee, does hereby grant, bargain, sell and convey unto Aubrey Hiam, his successors and assigns, in fee simple forever, the following described property, to-wit:

**FOR LEGAL DESCRIPTION, SEE EXHIBIT "A"
ATTACHED HERETO AND MADE A PART HEREOF**

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said Aubrey Hiam, his successors and assigns, forever, to whom the said, Laura A. Grifka, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under her, but not further nor otherwise.

IN TESTIMONY WHEREOF, Laura A. Grifka, has hereunto executed, on July 9, 2009.

Laura A. Grifka
Substitute Trustee

STATE OF GEORGIA
COUNTY OF DEKALB

On July 9, 2009, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared, Laura A. Grifka, Substitute Trustee, the within named bargainor, with whom I am personally acquainted (or proved on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes contained therein.

WITNESS my hand and Notarial Seal the day and year above written.

Notary Public

My Commission Expires: 7/25/10

PATRICIA A. TAGGART NOTARY PUBLIC EXPIRES GEORGIA JULY 25, 2010 FULTON COUNTY

STATE OF GEORGIA
COUNTY OF DEKALB

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $22,001.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me on July 9, 2009.

Notary Public

PATRICIA A. TAGGART NOTARY PUBLIC EXPIRES GEORGIA JULY 25, 2010 FULTON COUNTY

Mail Tax Notices to and Property Owner:
Aubrey Hiam
265 Hunters Ln.
Hendersonville, TN 37075

Map & Parcel No.: 08004003800
Property Address: 1901 South Hamilton Road
Nashville, TN 37218

Exhibit "A"

Land in Davidson County, Tennessee, being part of Lot Nos. 3 & 4 of J.J. Pates Subdivision of Lot Nos. 9, 10, 11, 12 and 20, 21 and 23, Block 1, G.T. Sheegogs Subdivision of record in Book 843, Page 43, Registers Office for Davidson County, Tennessee.

Being the same property conveyed to Patricia Ann Driver by deed from Sunny Owunnah and wife, Mary Owunnah of record in Book 8671, Page 426, Registers Office for Davidson County, Tennessee.