NAME AND ADDRESS OF NEW OWNER:
David W. Barnette et al
4000 West End Avenue, Unit 301
Nashville, Tennessee 37205

THIS INSTRUMENT PREPARED BY:
White & Polk, P.C.
Attorneys at Law
107 West College Street
Murfreesboro, Tennessee 37130

SEND TAX NOTICES TO:
Owners

TRUSTEE'S DEED

WHEREAS, default having been made in the payment of the indebtedness described in and secured by that certain Deed of Trust executed by Louis L. Bottiggi and wife, Pearl K. Bottiggi, to Hugh M. Queener, Trustee, of record in Instrument No. 20040310-0027568, of the Register's Office of Davidson County, Tennessee, and Pinnacle National Bank, the holder of said indebtedness having declared the entire unpaid balance immediately due and payable and the same having not been paid; and

WHEREAS, the undersigned being directed so to do by the holder of said debt, advertised said property for sale for a period of twenty one (21) days beginning July 24, and continuing on July 31, and August 7, 2009, by publication duly and regularly made in the Davidson A.M. – The Tennessean in Nashville, Davidson County, Tennessee, and proceeded at the time and place and upon the terms setforth in said advertisement, that is on August 17, 2009 at 1:00 P.M. outside the door of the Davidson County Register of Deeds located at the Sommet Center, 501 Broadway, Suite 501, Nashville, Tennessee, the undersigned being directed so to do by the holder of said debt offered the hereinafter described property for sale to the highest and best bidder for cash, and free from all homestead exemption and equitable and statutory redemption whereupon David W. Barnette and Edward W. Karrels became the highest, best and last bidder thereon at the bid and sum of Four Hundred Fifty One Thousand and 00/100 Dollars ($451,000.00) and thereupon was declared to be the purchaser of said property at said amount.

NOW, THEREFORE, in consideration of the premises and the sum of Four Hundred Fifty One Thousand and 00/100 Dollars ($451,000.00), cash in hand paid which was applied on said debt and the expenses of said sale, the undersigned, **Hugh M. Queener, Trustee**, has bargained and sold and does hereby transfer and convey to **David W. Barnette** and **Edward W. Karrels**, as tenants-in-common, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, to-wit:

BILL GARRETT, Davidson County
Trans:T20090058244 DEEDTRS
Recvd: 08/25/09 14:08 3 pgs
Fees:18.00 Taxes:1668.70
20090825-0080060

TRACT ONE (Map/Parcel 13010003200):

Land in the 7th Civil District of Davidson County, Tennessee, being Lot No. 12 of Block 1 on the Plan of the Manors of Belle Meade, as of record in Plat Book 547, page 152, Register's Office for Davidson County, Tennessee.

Said Lot No. 12 fronts 139 feet on the southerly side of Forsythe Avenue and extends back 125 feet on the westerly line and 170.8 feet on the easterly line with the westerly margin of Surrey Lane to a dead line, measuring 93.8 feet thereon.

TRACT TWO (Map/Parcel 13010003100):

Land in the 7th Civil District of Davidson County, Tennessee, being Lot No. 11 of Block 1 on the Plan of the Manors of Belle Mead, as of record in Plat Book 547, page 152, Register's Office for Davidson County, Tennessee.

Said Lot No. 11 of Block 1 fronts 90 feet on the westerly side of Surrey Lane and runs back on its northerly line 93 feet 8 inches to a dead line and 140 feet 5 inches on its southerly line to said dead line, on which it shows 79 feet 4 inches.

TRACT THREE (Map/Parcel 13010003801):

Land in Davidson County, Tennessee, being parts of Lots Nos. 1 and 19 of Block 5 on the Map of the Manors of Belle Meade, as of record in Plat Book 547, page 152, Register's Office for Davidson County, Tennessee, described according to a survey made by Steve Draper, February 12, 1964, as follows:

Beginning at the SE corner of Forsythe Avenue and Surrey Lane; thence with the southerly margin of said Forsythe Avenue southeastwardly 8 inches; thence S 45°15' W 160.4 feet to an iron pin; thence N 64° W 18 feet to the southeasterly margin of said Surrey Lane; thence with the same northeastwardly 166.5 feet to the beginning.

Being the same property conveyed to Louis L. Bottiggi and wife, Pearl K. Bottiggi, by deed filed for record in Book 3894, page 56, and as corrected in Book 4297, page 909, both of record in the Register's Office of Davidson County, Tennessee.

This property has an address of 4423 Forsythe Place, Nashville, Tennessee 37205.

TO HAVE AND TO HOLD said real estate together with all of the appurtenances, estate and title thereunto belonging unto the said grantees, their heirs and assigns, forever, together with the benefit of all of the covenants and warranties as contained in the aforesaid Deed of Trust; but the undersigned conveys as Trustee only and is not bound personally upon any of the covenants or warranties.

Said sale was made for the purpose of satisfying said indebtedness, and was subject to any and all unpaid taxes.

IN WITNESS, WHEREOF, this instrument is executed this the 20th day of August, 2009.

Hugh M. Queener

Hugh M. Queener, Trustee

STATE OF TENNESSEE)
ss.
COUNTY OF Sumner)

On this the 20th day of August, 2009, before me personally appeared Hugh M. Queener, Trustee, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

WITNESS MY HAND and official seal at office in Nashville, Tennessee, on the 20th day of August, 2009.

Notary Public

My commission expires: 10/28/2010

SUMMER L YEISER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $451,000.00, which amount is equal to or greater then the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me on this 2nd day of August, 2009.

Notary Public

My commission expires: 5/6/13

I. DYKE TATUM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

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