NAME AND ADDRESS OF NEW OWNER:
Pinnacle National Bank
114 West College Street
Murfreesboro, Tennessee 37130

SEND TAX NOTICES TO:
Owner

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

Map/Parcels 188100A055.00,
188100A051.00, 188100A052.00,
188100A053.00, 188100A054.00,
188100A050.00

BILL GARRETT, Davidson County
Trans:T20090076847 DEEDTRS
Recvd: 11/10/09 13:05 3 pgs
Fees:18.00 Taxes:2679.48
20091110-0103995

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 Southern Home Builders, LLC, to Hugh M. Queener, Trustee, of record in Instrument No. 20071130-0139104, of record in 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 October 16, October 23, and October 30, 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 November 10, 2009 at 1:00 P.M. outside the door of the Davidson County Register of Deeds located at the Sommet Center, 501 Broadway, 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 Pinnacle National Bank became the highest, best and last bidder thereon at the bid and sum of Seven Hundred Twenty-Four Thousand One Hundred Eighty-Four and NO/100 Dollars ($724,184.00) 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 Seven Hundred Twenty-Four Thousand One Hundred Eighty-Four and NO/100 Dollars ($724,184.00), 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 Pinnacle National Bank, its successors and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot Nos. 50, 51, 52, 53, 54 and 55, on the Plan of Carothers Crossing, Phase 2, Section 1 Lots 21-61, as of record in Instrument No. 20070807-0093924, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for more complete description.

Being part of the property conveyed to Southern Home Builders, LLC by deed appearing of record in Instrument No. 20071130-0139103, of said Register's Office.

This conveyance is subject to all restrictions, conditions, reservations and covenants of record; to the minimum building setback lines, public utility and drainage easements, plat notes and all other matters shown on the aforesaid subdivision plat; and to the zoning regulations of the appropriate governmental body.

These properties have addresses of
2027 Oak Trail Drive, Nolensville, Tennessee 37135 (Lot 50)
2019 Oak Trail Drive, Nolensville, Tennessee 37135 (Lot 51)
2021 Oak Trail Drive, Nolensville, Tennessee 37135 (Lot 52)
2023 Oak Trail Drive, Nolensville, Tennessee 37135 (Lot 53)
2025 Oak Trail Drive, Nolensville, Tennessee 37135 (Lot 54)
2017 Oak Trail Drive, Nolensville, Tennessee 37135 (Lot 55)

TO HAVE AND TO HOLD said real estate together with all of the appurtenances, estate and title thereunto belonging unto the said grantee, its successors 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 10th day of November, 2009.

Hugh M. Queener, Trustee

STATE OF TENNESSEE)
ss.
COUNTY OF Davidson)

On this the 10th day of November, 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 10th day of November, 2009.

My commission expires 03/04/2013

Notary Public

ELAINE M. DENNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 4, 2013

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $124,184.00, 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 10th day of November, 2009.

My commission expires: 1/19/10

George H. White
Notary Public

George H. White
STATE OF TENNESSEE NOTARY PUBLIC
Rutherford County

MR-2009-09228