This instrument prepared by:
J. PHILLIP JONES
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228
PARCEL ID: 131 01 0D 208.00
5025 HILLSBORO PIKE, APT. 23-K
NASHVILLE, TENNESSEE 37215

NO MORTGAGE
New Owner - Send Tax Bills:
CITIMORTGAGE, INC.
c/o IB PROPERTY HOLDINGS, LLC
5TH FLOOR MERRICK PARK PLAZA
4425 PONCE DE LEON BLVD
CORAL GABLES, FL 33146

(A/K/A 5025 HILLSBORO ROAD, APT. 23-K, NASHVILLE, TENNESSEE 37215)

BILL GARRETT, Davidson County
Trans:T20090082387 DEEDTRS
Recvd: 12/07/09 08:42 2 pgs
Fees:13.00 Taxes:264.16
20091207-0111412

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **MAY 13, 2005, CHRIS ANDERSON, TRUSTEE,** was named Trustee in a Deed of Trust of even date executed by **AMY L. CASSELL, UNMARRIED,** conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$105,000.00,** principal and interest at **7.20%** per annum on the unpaid balance, said Deed of Trust being recorded in **INSTRUMENT NO. 20050520-0057175,** in the Register's Office for **DAVIDSON** County, Tennessee; and

WHEREAS, **J. PHILLIP JONES** was appointed Substitute Trustee under said Deed of Trust by instrument of record in **INSTRUMENT NO. 20091110-0103810,** in the Register's Office for **DAVIDSON** County, Tennessee; I, **J. PHILLIP JONES,** Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: **NOVEMBER 6, 2009/ NOVEMBER 13, 2009/ NOVEMBER 20, 2009** in **DAVIDSON A.M.,** a newspaper of general circulation in **DAVIDSON** County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on **FRIDAY, DECEMBER 4, 2009, AT 3:00 P.M., ON THE SECOND FLOOR MEZZANINE (ENTER THE FRONT DOOR FACING THE NEW PUBLIC SQUARE PARK) OF THE HISTORIC DAVIDSON COUNTY COURTHOUSE, ONE PUBLIC SQUARE, IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE, I, J. PHILLIP JONES,** individually or by and through his agent, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the herein above mentioned equities as provided in said Deed of Trust, at which time **CITIMORTGAGE, INC.** , submitted the highest and best bid in the amount of $ 74,395.20 .

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES,** Substitute Trustee, do hereby sell, transfer and convey to **CITIMORTGAGE, INC.,** its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

BEING UNIT NO. 208 AS SHOWN ON THE PLAT OF GEORGETOWN APARTMENTS, A CONDOMINIUM, OF RECORD IN BOOK 5200. PAGE 4, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH AN UNDIVIDED 310° INTEREST IN THE COMMON ELEMENTS OF 5025 HILLSBORO HOMEOWNERS' ASSOCIATION, AS DESCRIBED IN BOOK 5211, PAGE 325, ET SEQ., SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION. SAID UNIT IS ALSO KNOWN AS APARTMENT NO. 23K.

BEING THE SAME PROPERTY CONVEYED TO AMY L. CASSELL, UNMARRIED, BY DEED DATED APRIL 1, 2003 OF RECORD IN INSTRUMENT NO. 20030407-0045901, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 5025 HILLSBORO PIKE, APT. 23-K, NASHVILLE, TENNESSEE 37215. (A/K/A 5025 HILLSBORO ROAD, APT. 23-K, NASHVILLE, TENNESSEE 37215.)

I, **J. PHILLIP JONES**, Substitute Trustee, convey to **CITIMORTGAGE, INC.**, all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust herein above referred to and not as an individual.

Witness my hand and official seal at Nashville, Tennessee, on **DECEMBER 4, 2009.**

J. PHILLIP JONES
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **J. PHILLIP JONES**, Substitute Trustee, 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 office at Nashville, Tennessee on **DECEMBER 4, 2009.**

Elizabeth P. Guye
Notary Public

My Commission Expires: 1/21/2013

Elizabeth P. Guye STATE OF TENNESSEE NOTARY PUBLIC Rutherford County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 71,396.

Affiant

Subscribed and sworn to before me, this **4TH day of DECEMBER, 2009.**

Elizabeth P. Guye
Notary Public

My Commission Expires: 1/21/2013

RETURN TO:
J. PHILLIP JONES
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228

Elizabeth P. Guye STATE OF TENNESSEE NOTARY PUBLIC Rutherford County