Prepared By:R. Walker
Nationwide Trustee Services, Inc.
SUBSTITUTE TRUSTEE
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ATLANTA, GA 30329
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BILL GARRETT, Davidson County
Trans:T20100002250 AFFIDAVIT
Recvd: 01/12/10 11:14 1 pgs
Fees:12.00 Taxes:0.00
20100112-0002861

CROSS REFERENCE TO:
Instrument # 200304220052997
Davidson County, TN Records

File # 381.0814744TN

AFFIDAVIT TO VOID FORECLOSURE

County of
State of

This 7 day of January, 2010, personally appeared before the undersigned officer authorized by law to administer oaths in said State and County,Germaine Duncan, who states on oath:

1.

I am more than 18 years of age, suffer from no legal disability and am a member of the Vice President of Nationwide Trustee Services, Inc.

2.

Pursuant to a foreclosure sale of a Deed of Trust dated April 11, 2003, given by Russell J. Sheppard and Ruth A. Sheppard and recorded at Instrument Number 200304220052997 , Davidson County, TN Register's Office, to Dale Floyd, as Trustee, caused to be filed of record a Substitute Trustee's Deed.

3.

Said Substitute Trustee's Deed pursuant to a foreclosure sale held on September 10, 2009 was filed of record as Instrument #20090923-0088541, in the Register's Office of Davidson County, TN.

4.

A Chapter 13 Bankruptcy filing, Case # 09-05735 , was filed May 20, 2009. The automatic stay provisions of the U.S. Bankruptcy Code, as a result of this filing, rendered the foreclosure sale and the above described Substitute Trustee's Deed null and void.

5.

The purpose of this Affidavit is to correct for the record that the Substitute Trustee's Deed at Instrument #20090923-0088541, Davidson County, TN Register's Office is null and void.

6.

This Affidavit is made with the knowledge that it may be relied upon by purchasers, lenders, attorneys and title insurance companies.

FURTHER AFFIANT SAYETH NOT.

Nationwide Trustee Services, Inc.

By: _____
Germaine Duncan

[SEAL]

Signed, Sealed and Delivered
In the presence of:

_____
Witness

_____
Notary Public
My commission expires: 11-28-2010
[NOTARY SEAL]

RONALD KEY
NOTARY PUBLIC
GWINNETT COUNTY, GA
EXP. NOV. 28, 2010