This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228
PARCEL ID# 172 12 0A 161.00
312 BURGANDY HILL TRAIL
NASHVILLE, TENNESSEE 37211

NO MORTGAGE
New Owner - Send Tax Bills:
CHRIS THOENY
1017 16TH AVE SOUTH
NASHVILLE, TN 37212

BILL GARRETT, Davidson County
Trans:T20100023329 DEEDTRS
Recvd: 04/20/10 11:12 2 pgs
Fees:13.00 Taxes:543.90
20100420-0029711

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **DECEMBER 10, 2003**, **GEORGE E. MUDTER, JR.**, was named Trustee in a Deed of Trust of even date executed by **WILLIAM B. KING (A/K/A WILLIAM BLAKE KING) AND LINDA J. KING (A/K/A LINDA JOAN KING), HUSBAND AND WIFE**, conveying to him as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$185,000.00**, principal and interest at **9.5%** per annum on the unpaid balance, said Deed of Trust being recorded in **INSTRUMENT NO. 20031222-0181882,** 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. 20091119-0106590,** 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 13, 2009/ NOVEMBER 20, 2009/ NOVEMBER 27, 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 **CHRIS THOENY, 1017 16TH AVE SOUTH, NASHVILLE, TN 37212**, submitted the highest and best bid in the amount of **$147,001.00.**

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES**, Substitute Trustee, do hereby sell, transfer and convey to **CHRIS THOENY,** 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 THE COUNTY OF DAVIDSON, TENNESSEE:

LAND IN DAVIDSON, TENNESSEE, BEING LOT NO. 67 ON THE PLAN OF SECTION NINE BRADFORD HILLS, AS OF RECORD IN PLAT BOOK 7900, PAGE 414, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM B. KING (A/K/A WILLIAM BLAKE KING) AND LINDA J. KING (A/K/A LINDA JOAN KING) BY DEED DATED JULY 31, 2001 OF RECORD IN INSTRUMENT NO. 20010814-0087420 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 312 BURGANDY HILL TRAIL, NASHVILLE, TENNESSEE 37211.

I, **J. PHILLIP JONES**, Substitute Trustee, convey to **CHRIS THOENY**, 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

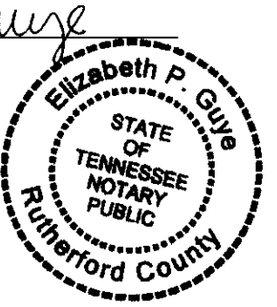
STATE OF TENNESSEE
COUNTY OF DAVIDSON

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



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is **$147,001.00**

Affiant

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

Elizabeth P. Guye
Notary Public

My Commission Expires: 1/21/2013

