BILL GARRETT, Davidson County
Trans:T20100026864 DEEDTRS
Recvd: 05/05/10 14:36 3 pgs
Fees:17.00 Taxes:0.00
20100505-0034193

This Instrument Prepared by:
Trustee Management Company
10975 El Monte, Suite 225
Overland Park, Kansas 66211
21866TN09

SUBSTITUTE TRUSTEE'S DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Number(s)
Department of Housing and Urban Development 235 Cumberland Bend Suite 200 Nashville, TN 37228-1803	Department of Housing and Urban Development 235 Cumberland Bend Suite 200 Nashville, TN 37228-1803	043-130-263

WHEREAS, by Deed of Trust dated July 22, 2009, and recorded in Instrument No. 20090731-0072000, Register's Office for Davidson County, Tennessee, Kyanna L. Poole, an unmarried woman, conveyed to Southeast Title of Tennessee Inc., Trustee, the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed Trustee Management Company as Successor Trustee by instrument recorded in Instrument No. 20100218-0012306, said Register's Office; and

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned, in conformity with the terms and provisions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property contained No State Tax Lien(s) in Instrument No. None. The property contained No Federal Tax Lien(s) in Instrument No. None. The purchaser of the property is subject to redemption rights as provided under the applicable federal or state statute.

WHEREAS, in pursuance of said request of said beneficiary, the said property was advertised for sale by the undersigned, in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on April 29, 2010 at the front door of the Davidson County Courthouse, in Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale, Department of Housing and Urban Development was the highest and best bidder became the purchaser of said property at and for the sum of One Hundred Thousand Four Hundred Ninety-Two and 20/100 ($100,492.20).

NOW, THEREFORE, in consideration of the premises, the undersigned, does hereby grant, bargain, sell and convey to the said Department of Housing and Urban Development, ("Grantee") in fee simple forever, the property above mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit:

Being Lot Number 37 on the Plan of Block "C" on the Map of "Crittendon Estate Erroneously referred to as Cri Hendon in Warranty Deed of record in Instrument Number 2006022-0020170 and 20041201014321O" of record in Plat Book 974, Page 69, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Kyanna L. Poole, unmarried from Kyanna L. Poole, unmarried and Gregory Jackson, unmarried by deed dated 7/8/2008 and filed of record in Instrument No. 20080716-0072975, Register's Office for Davidson County, Tennessee. Further being the same property conveyed to Kyanna L. Poole, unmarried and Gregory Jackson, unmarried by from Ruby J. Boyd, a married woman by deed dated 2/3/2006 and filed for record in Instrument No. 20060221-0020170, said Register's Office.

Parcel ID No.:043-130-263

More commonly known as: 204 Cherry Street, Madison, TN 37115

This conveyance is made subject to all unpaid taxes and to all other restrictions, easements and encumbrances of record.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Grantee in fee simple forever, to whom the said Ryan Newberry, Regional Assistant Vice-President for Trustee Management Company as Successor Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through, or under Trustee Management Company as such Successor Trustee, but not further or otherwise.

IN WITNESS WHEREOF, Ryan Newberry, Regional Assistant Vice-President for Trustee Management Company as Successor Trustee, has caused this instrument to be executed this 30 day of April, 2010

Trustee Management Company

RAMONA WELCH
MY COMMISSION EXPIRES
March 18, 2014

Ryan Newberry
Regional Assistant Vice-President

STATE OF Kansas
COUNTY OF Johnson

On this 30 day of April, 2010, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Ryan Newberry, Regional Assistant Vice-President** for **Trustee Management Company**, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed in his capacity as Vice-President of Trustee Management Company, as Successor Trustee.

WITNESS my hand and Notarial Seal at office the day and year/first above written.

My Commission Expires:

_____

Printed Name: Ramona Welch
Notary Public

STATE OF Kansas
COUNTY OF Johnson

The actual consideration or value of the property is $100,492.20.

For Trustee Management Company, (Affiant)

Subscribed and sworn to me this 30 day of April, 2010.

My Commission Expires:

_____

Printed Name: Ramona Welch
Notary Public

RAMONA WELCH
MY COMMISSION EXPIRES
March 18, 2014