Prepared By:
Spragins, Barnett, & Cobb, PLC
312 E. Lafayette
Jackson, TN 38301

BILL GARRETT, Davidson County
Trans:T20100069740 DEEDTRS
Recvd: 11/03/10 10:08 2 pgs
Fees:13.00 Taxes:481.00
20101103-0088072

TRUSTEE'S DEED
1243 Old Hickory Boulevard

THIS TRUSTEE'S DEED, made and entered into by and between **JERRY P. SPORE**, acting as Trustee, the hereinafter stated, "Grantor", and **BANCORPSOUTH BANK, a Mississippi Corporation**, the hereinafter stated, "Grantee":

WHEREAS, on June 30, 2006, James M. Fischer, Jr. executed a Deed of Trust ("Deed of Trust") in favor of Jerry P. Spore, Trustee, to secure a promissory note described therein (the "Note"), the same being payable to BancorpSouth Bank with said Trust Deed being of record in the Register's Office of Davidson County, Tennessee, as Instrument #20060809-0098019, to which reference is hereby made; and

WHEREAS, default has been made in the payment of the Note and the indebtedness accelerated in accordance with the terms of the Deed of Trust; and

WHEREAS, the owner and holder of the Note has demanded that the hereinafter described real property be advertised and sold in satisfaction of indebtedness and costs of foreclosure in accordance with the terms and provisions of the Note and Deed of Trust; and

WHEREAS, BancorpSouth Bank, as beneficiary/creditor, having authorized and instructed the Trustee to foreclose said Deed of Trust by advertisement and sale at public auction in accordance with the terms of the Deed of Trust; Grantor, as said substitute trustee caused due notice to be published on September 17, 2010, September 24, 2010 and October 1, 2010 in *The Tennessean,* a newspaper published in Nashville, Davidson County, Tennessee, that the hereinafter described property would be sold at public auction on Friday , October 8, 2010, at 11:00 am. at the front door of the Register's Office for Davidson County at 501 Broadway, Nashville, Tennessee, to the highest bidder for cash and free from the equity of redemption, homestead, dower and all other exemptions of every kind, by virtue of the authority vested in the said substitute trustee by the said Deed of Trust, all as set forth in the said Deed of Trust; and

WHEREAS, the sale was postponed to Friday, October 29, 2010 at 11:00 am and said land having been offered for sale at public auction to the highest bidder for cash at 11:00 a.m. on October 29, 2010, and at the place aforesaid in pursuant to said notice; and therefore and having bid the sum of **$130,000.00,** the said Grantee was duly declared the purchaser thereof; and

NOW, THEREFORE, in consideration of the sum so bid and paid, Grantor, as Trustee, does hereby convey and sell to the said Grantee, the following described land situated in Davidson County, Tennessee, to wit:

Map 159-0 Parcel 224

Land in Davidson County, TN being Lot No. 1B on the Plan of Zone Lot Division, James N. Stansell, Jr. property, of record in Plat Book 6200, Page 96 and amended in Book 6250, Page 534, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to James M. Fischer, Jr. by deed from Gilbert B. Bosse, Jr., of record in Instrument Number 20060809-0098018, Register's Office, Davidson County, Tennessee, dated June 30, 2006.

Included in the above-referenced description but excluded is property conveyed to the State of Tennessee by Gilbert B. Bosse, Jr. as described as follows:

Beginning at the point of intersection of the existing south margin of SR. 254 and the southeast boundary of the G.M. Builders, Inc. property; thence with said existing margin easterly 66 feet more or less; thence with the northwest boundary of the Matthew W. Hubbard, etal property south 39 degrees, 56 minutes, 00 seconds west 85.29 feet to a point, said point being 93.232 feet right of SR.254 proposed centerline station 8+448.497; thence with the proposed south margin of said road south 89 degrees, 53 minutes, 03 seconds west 71.87 feet to a point, said point being 105.594 feet right of SR.254 proposed centerline station 8+406.593; thence with said southeast boundary north 39 degrees, 56 minutes, 16 seconds east 95.81 feet to the

point of beginning, containing 0.114 acres and being part of the same property conveyed by Marsha H. Anderson to Gilbert B. Bosse, Jr. as of record in Book 10899, Page 374, Register's Office for Davidson County, Tennessee.

The address of the above described property is 1243 Old Hickory Blvd., Brentwood, Davidson County, Tennessee 37027.

IN WITNESS WHEREOF, I have executed this document this 29th day of October, 2010.

JERRY P. SPORE - Trustee

STATE OF TENNESSEE
COUNTY OF MADISON

Before me, the undersigned Notary Public for the State and County aforesaid, personally appeared JERRY P. SPORE, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the trustee apoointed under that Deed of trust , recorded in the Register's Office of Davidson County, Tennessee, as Instrument #20060809-0098019, and that he, as such Trustee, being authorized to do so, executed the foregoing instrument.

Given under my hand and official seal, this the 29th day of October 2010, at office, in Jackson, Tennessee.

NOTARY PUBLIC

WANDA M. UBELHOR STATE OF TENNESSEE NOTARY PUBLIC MADISON COUNTY, TENN.

My Commission Expires:
11-18-2013

I hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred, (whichever is greater), is $130,000.00

Affiant

Subscribed and sworn to before me this the 29 day of October , 2010.

NOTARY PUBLIC

WANDA M. UBELHOR STATE OF TENNESSEE NOTARY PUBLIC MADISON COUNTY, TENN.

My Commission Expires:
11-18-2013

The owner and address of the Property is:
BancorpSouth Bank
5217 Maryland Way
Brentwood, Tennessee

Person or Agency Responsible
For Payment of Taxes:

BancorpSouth Bank
5217 Maryland Way
Brentwood, Tennessee