THIS INSTRUMENT PREPARED BY AND RETURN TO:
M.TODD JACKSON, ATTORNEY, TN BPR 23455
BROCK & SCOTT, PLLC
5431 OLEANDER DRIVE, SUITE 200
WILMINGTON, NC 28403

BILL GARRETT, Davidson County
Trans:T20100072613 DEEDTRS
Recvd: 11/16/10 12:03 3 pgs
Fees:18.00 Taxes:290.39
20101116-0091678

FILE NO.: 10-28012

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Carolyn Y. Dunn conveyed to Jovetta Woodard and Patricia Robinson as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth in a Deed of Trust dated March 13, 2008, and recorded in the Office of the Register of Deeds of Davidson County, Tennessee, in Instrument/Book No. 20080425-0042350 ,

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to **SunTrust Bank**; and

WHEREAS, SunTrust Bank, being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at Instrument/Book No 20100929-0077486, in the Office of the Register of Deeds of Davidson County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, at the time and place mentioned in referenced advertisement, Carrie Conner, the undersigned's agent, offered said property for sale at public outcry at the Davidson Courthouse on November 10, 2010 at 11:00AM to the highest and best bidder for cash, at which sale SunTrust Bank, being the best, highest and last bidder, became the purchaser of said property at and for the sum of $78,484.38; and

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust; and

NOW, THEREFORE, in consideration of the premises and of the payment by SunTrust Bank as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned Brock & Scott, PLLC, as Substitute Trustee, does hereby grant, bargain, sell and convey unto
SunTrust Bank, its/his/her successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

THE FOLLOWING REAL PROPERTY SITUATED IN THE COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING A PART OF LOT 14 ON THE MAP OF GLENROSE SUBDIVISION, OF RECORD IN PLAT BOOK 1424, PAGE 142, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FRONTING 109.94 FEET ON EVELYN AVENUE END RUNNING BACK BETWEEN PARALLEL LINES 67 FEET ALONG THE WESTERLY LINE AND 142.4 FEET ALONG THE EASTERLY LINE TO A DEAD LINE IN THE REAR LINE, MEASURING 134 FEET.

BEING THE SAME PROPERTY CONVEYED TO WILLIAM T. HULLETT AND WIFE, DEBORAH K. HULLETT, BY DEED FROM BRYANT E. LANDIS, JR. AND WIFE, HESTER C. LANDIS, OF RECORD IN BOOK 5651, PAGE 519, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO THE GRANTOR(S) BY A DEED RECORDED 06/03/1993, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, STATE OF TENNESSEE, IN DEED BOOK 8970, PAGE 174.

Property commonly known as: 94 Evelyn Drive, Nashville, TN 37210.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said SunTrust Bank, its/his/her successors and assigns forever, to whom the said, Brock & Scott, PLLC, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further or otherwise. The notice of right to foreclose required by TCA § 35-5-117 et seq. was mailed on July 14, 2010

FILE NO.: 10-28012

IN TESTIMONY WHEREOF, **Attorney M.Todd Jackson** of Substitute Trustee, has hereunto set his hand, this 15 day of November, 2010.

Brock & Scott, PLLC

By: _____

M.TODD JACKSON, Attorney
TN BPR 23455
Brock & Scott, PLLC
Substitute Trustee
5431 Oleander Drive, Suite 200
Wilmington, NC 28403

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, a Notary Public in the State and County aforementioned personally appeared M. Todd Cochson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an Attorney of Brock & Scott, the within named bargainor a PLLC, and that such person as such Attorney executed the forgoing instrument for the purpose therein contained by signing the name of the PLLC by such person as Attorney.

WITNESS my hand and Notarial Seal the day and year above written.

CARRIE HUGHES STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY My Commission Expires 09-24-2013

Notary Public

My Commission Expires: _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

I hereby swear or affirm that to the best of my knowledge, belief and information, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $78,484.38, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me on this 15 day of November, 2010.

CARRIE HUGHES STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY My Commission Expires 09-24-2013

Notary Public

My Commission Expires: _____

Brock & Scott File No.: 10-28012
Property Address: 94 Evelyn Deveses, Nashville, TN 37210
Tax Parcel I.D. No.: 119.02-0-114.00
Property Owner and Tax Notices:
SunTrust Bank
1001 Semmes Ave., 4th Floor
Mailcode CS-RVW-7952
Richmond, VA 23224