BILL GARRETT, Davidson County
Trans:T20100078204 DEEDTRS
Recvd: 12/13/10 09:40 2 pgs
Fees:13.00 Taxes:298.22
20101213-0098857

TENNESSEE
MAP: #149-010B02200CO

TRUSTEE'S DEED

WHEREAS, by DEED OF TRUST DATED AUGUST 24, 1987, AND RECORDED IN BOOK: #7336, PAGE: #886; MODIFIED IN REGISTER'S INSTRUMENTS: #20060906-0109866 AND #20080408-0035509, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, JOHN J. PAYEUR AND WIFE, PATRICIA D. PAYEUR TRANSFERRED TO MARILYN KIMBROUGH, CONVEYED TO ARNOLD M. WEISS, TRUSTEE(S), the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, default was made in the terms and conditions 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, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on November 9, 2010, at the outside door of the Register of Deeds office located at 501 Broadway Suite 501, Bridgestone Center of 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; at which sale ALH, LLC, whose address is, 1214 BAYARD AVENUE, MURFREESBORO, TENNESSEE 37130, being the highest and best bidder, became the purchaser of said property at and for the sum of EIGHTY THOUSAND SIX HUNDRED DOLLARS AND 00/100; and,

WHEREAS, the purchaser, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the amount of its bid.

NOW, THEREFORE, in consideration of the premises and the payment by ALH, LLC of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, ARNOLD M. WEISS, AS TRUSTEE, does hereby grant, bargain, sell and convey to the said ALH, LLC, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in Antioch, County of Davidson, State of Tennessee, to-wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT #315 ON THE PLAN OF PICCADILLY SQUARE, SECTION #3, AS OF RECORD IN BOOK: #6250, PAGES: #892, #893, AND #894, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

THIS CONVEYANCE IS SUBJECT TO ALL RESTRICTIONS, EASEMENTS, SETBACK LINES, AND ENCUMBRANCES OF RECORD IN THE REGISTER'S OFFICE FOR THE AFORESAID COUNTY.

MARILYN KIMBROUGH, HER HEIRS AND ASSIGNS, obtained title to the above referenced real estate by Deed of record in BOOK: #7950, PAGE: #308; Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes;

Notice of the Right to Foreclose has been given in compliance with T.C.A. § 35-5-117.

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 ALH, LLC, its successors and assigns in fee simple forever, to whom the said ARNOLD M. WEISS, Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Trustee, but not further or otherwise.

Whenever used, the singular number shall include the plural; the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said ARNOLD M. WEISS, TRUSTEE, has on November 9, 2010 hereunto set his hand and seal.

ARNOLD M. WEISS, Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On November 9, 2010 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared ARNOLD M. WEISS to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

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

NOTARY PUBLIC

BRENDA L. DOYLE
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Comm. Exp. 8-22-2012

MY COMMISSION EXPIRES: 8-22-12

STATE TAX $
CLERK'S FEE $

TOTAL $

PROPERTY ADDRESS
501 EVERSHOLT COURT
ANTIOCH, TENNESSEE 37013

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
ALH, LLC
1214 BAYARD AVENUE,
MURFREESBORO, TENNESSEE 37130

MORTGAGEE: NONE

THIS INSTRUMENT PREPARED BY:
WEISS SPICER CASH, PLLC
ATTORNEYS AT LAW
208 ADAMS AVENUE
MEMPHIS, TENNESSEE 38103
(901) 526-8296

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS **$80,600.00**
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, November 9, 2010
NOTARY PUBLIC
MY COMMISSION EXPIRES 10/22/2012

JANE E. RABIDEAU
STATE OF TENNESSEE NOTARY PUBLIC
BEDFORD COUNTY, TENN.