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

TRUSTEE'S DEED

(222 Polk Avenue, #503)

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 November 20, 2006, Wesley Hightower 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 #20061205-0150214, corrected in Instrument Number 20070713-0083949, and Amended in Instrument #20090603-0051471, to which reference is hereby made; and

WHEREAS, default has been made in the payment of the Note; 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 Trustee caused due notice to be published on, December 124, 2010, December 31,, 2010 and January 7, 2011 in the *Tennesseean,* a newspaper published in Nashville, Tennessee, that the hereinafter described property would be sold at public auction on Friday, January 21, 2011, at 11:00 a.m., 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, said land having been offered for sale at public auction to the highest bidder for cash on at 11:00 a.m. on January 21, 2011, at the place aforesaid and pursuant to said notice; and having bid the sum of **$ 80,000.00** 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:

Tax Map: 093-05 2-A Parcel: 118.00C0

Land in Davidson County, Tennessee, being Unit 503, Watauga Condominiums, formerly known as Polk Manor, of record in Book 6339, page 281, amended in Book 6697, page 889, amended and restated in Instrument 200610250132105, and Certification of Electronic Document in Instrument 200610260132845, Register's Office of Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Wes Hightower by deed from Watauga Condominiums, Inc. of record in Instrument No. 200612050150213, in the Register's Office for Davidson County, Tennessee, dated November 20, 2006.

The address of the above described property is 222 Polk Avenue, #503, Nashville, Davidson County, Tennessee 37203.

IN WITNESS WHEREOF, I have executed this document this 21st day of January, 2011.

JERRY P. SPORE, Trustee

BILL GARRETT, Davidson County
Trans:T20110005655 DEEDTRS
Recvd: 01/28/11 10:55 2 pgs
Fees:13.00 Taxes:296.00
20110128-0007799

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 under that certain deed of trust, recorded in Register's Office of Davidson County, Tennessee, as Instrument #20061205-0150214,as corrected in Instrument Number 20070713-0083949, and amended in Instrument #20090603-0051471and that he, as such trustee, being authorized to do so, executed the foregoing instrument.

Given under my hand and official seal, this the 24 day of January, 2011 , 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 $___**80,000.00**__.

Affiant

Subscribed and sworn to before me this the 24th day of January, 2011.

NOTARY PUBLIC

My Commission Expires:
11-18-2013

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

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