RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Julia Toomer-Bell

GRANTEE(s)
The Secretary of Housing and Urban Development, his/her successors and/or assigns

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

BILL GARRETT, Davidson County
Trans:T20110013330 DEEDTRS
Recvd: 03/07/11 08:08 7 pgs
Fees:37.00 Taxes:0.00
20110307-0017670

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated May 28, 1998 and recorded June 2, 1998, at Book 10956, Page 889 in the Register's Office of Davidson County, Tennessee, Julia Toomer conveyed to Daniel W. Small, as Trustee for Guaranty Trust Company, 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, the holder of the debt secured has appointed **SHELLIE WALLACE** as Successor Trustee by instrument of record recorded on December 17, 2009 as Instrument No. 20091217-0114997 in the Register's Office 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 has requested said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale identifying all interested parties of said property was made and given conformity with the terms and provisions of said Deed of Trust, and Tenn. Code Ann. Sec. 35-5-104; said advertisement began on December 7, 2009 and was advertised a total of three times, prior to actual sale date; and

WHEREAS, pursuant to said advertisement and notice, on January 6, 2010 at the The Sommet Center in Nashville, Tennessee, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to CitiMortgage, Inc., at and for the sum of $82,996.77, that being the highest and best bid offered; and

WHEREAS, the said CitiMortgage, Inc. has assigned its interest in said property to The Secretary of Housing and Urban Development, his/her successors and/or assigns; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor Trustee the expenses of the sale with the balance being applied upon said indebtedness for which said property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by CitiMortgage, Inc. of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Successor Trustee does hereby grant, bargain, sell, and convey to The Secretary of Housing and Urban Development, his/her successors and/or assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Hunter's Green of record in Book 9700, page 424, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description. Said description is incorporated herein by reference the same as if copied fully herein verbatim.
>
> Being the same property conveyed to Julia Toomer-bell by Warranty Deed recorded June 2, 1998, at Book 10956, Page 886, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 4524 Hunters Green Circle, Antioch, Tennessee 37013.
>
> Tax Parcel No.: 149 050B 007.00

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto The Secretary of Housing and Urban Development, his/her successors and/or assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 6 day of Jan, 2010

Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrumentas Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 6 day of Jan, 2010.

Lena M. Drennan
Notary Public

My Commission Expires: LENA M. DRENNAN NOTARY PUBLIC SALINE COUNTY, ARKANSAS COMM. EXP. 08/10/11

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $82,996.77, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes.

Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified Shellie Wallace, as Successor Trustee, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in LR this 6 day of Jan, 2010.

Lena M. Drennan
Notary Public

My Commission Expires: LENA M. DRENNAN NOTARY PUBLIC SALINE COUNTY, ARKANSAS COMM. EXP. 08/10/11

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
U.S. Department of Housing and Urban Development
c/o Pyramid Real Estate Services
616 Marriott Drive, Suite 300
Nashville, Tennessee 37214

FHA No. 4832559030

EXHIBIT "A"

SERVICEMEMBERS CIVIL RELIEF ACT AFFIDAVIT

STATE OF Arkansas

COUNTY OF Pulaski

BEFORE ME, the undersigned authority, on this day personally appeared Shellie Wallace, who after being duly sworn, deposed and stated:

1. I am the Successor Trustee with a certain deed of trust, dated May 28, 1998, recorded June 2, 1998, at Book 10956, Page 889 in the Register's Office of Davidson County, Tennessee, executed by Julia Toomer in favor of Guaranty Trust Company to secure the payment of a deed of trust note to Guaranty Trust Company.

2. CitiMortgage, Inc. is the holder of or agent for the holder of the indebtedness secured by said deed of trust.

3. To the best of my knowledge and belief, the mortgagors holding an interest in the above-described property were (1) not members of the Armed Forces of the United States of America and had not been members of any such entities for at least three (3) months prior to the date of the foreclosure sale the subject hereof or (2) were members Armed Forces of the United States of America at the time the security instrument was executed.

4. As such, foreclosure of this property will not be subject to the provisions of 50 U.S.C.S. §501, *et seq.* (the Servicemembers Civil Relief Act).

FURTHER AFFIANT SAYETH NOT.

DATED this 6 day of Jan, 2010.

Shellie Wallace

Shellie Wallace
Affiant

ACKNOWLEDGMENT

STATE OF Arkansas

COUNTY OF Pulaski

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

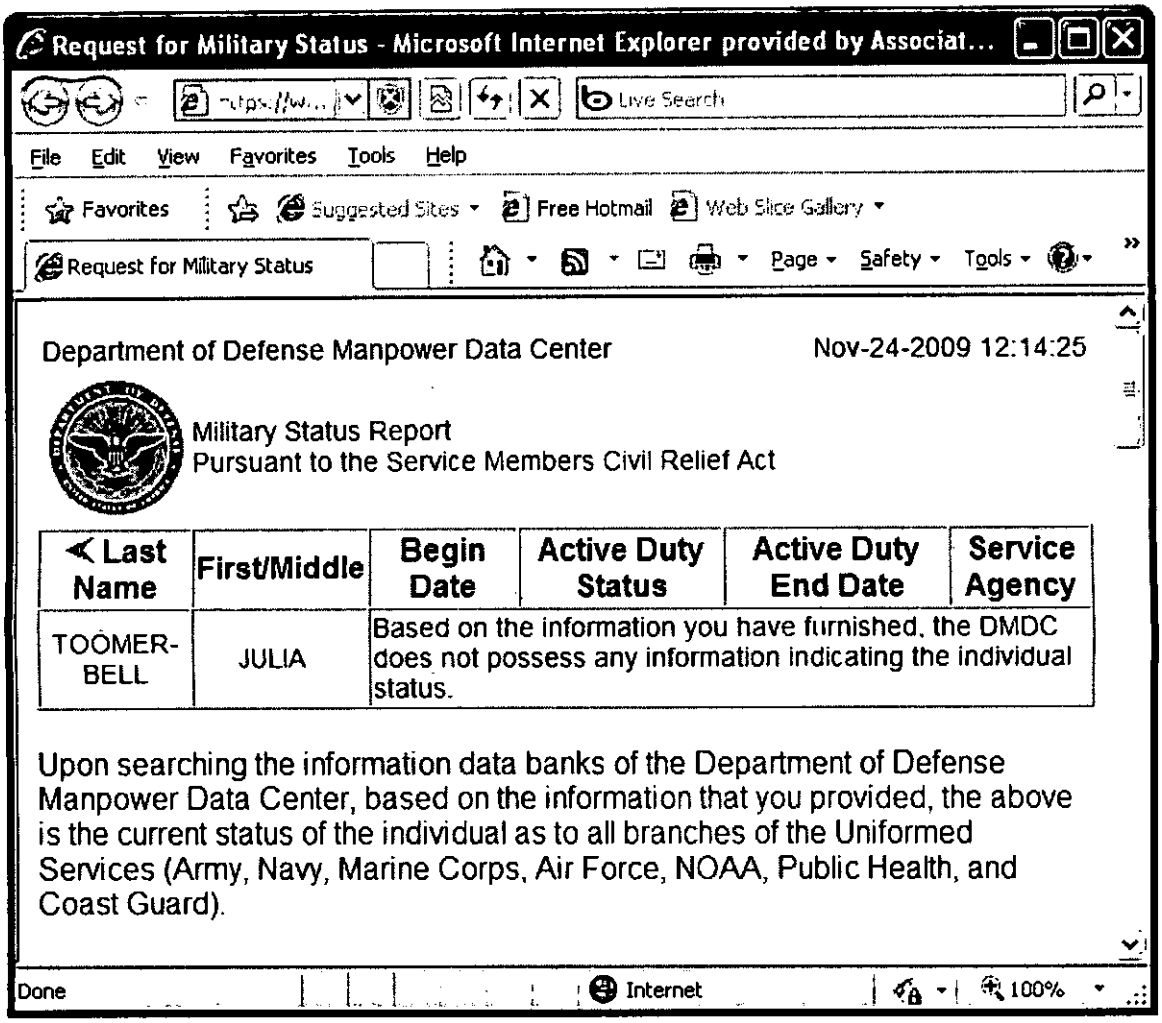
Witness my hand and seal at office in Little Rock, Arkansas this 6 day of Jan, 2010.

Lena M. Drennan
Notary Public

My Commission Expires:

LENA M. DRENNAN
NOTARY PUBLIC
SALINE COUNTY, ARKANSAS
COMM. EXP. 08/10/11

FHA No. 4832559030
DServiceMembersAffidavitTN_jdean_100106_1615


Request for Military Status - Microsoft Internet Explorer provided by Associat...
Live Search
File Edit View Favorites Tools Help
Favorites
Suggested Sites
Free Hotmail
Web Slice Gallery
Request for Military Status
Page Safety Tools
Department of Defense Manpower Data Center
Nov-24-2009 12:14:25
Military Status Report
Pursuant to the Service Members Civil Relief Act
Last Name
First/Middle
Begin Date
Active Duty Status
Active Duty End Date
Service Agency
TOOMER-BELL
JULIA
Based on the information you have furnished, the DMDC does not possess any information indicating the individual status.
Upon searching the information data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the current status of the individual as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard).
Done
Internet
100%

THE City Paper

Affidavit of Publication

State of Tennessee

County of Davidson

I, Dorothy Cheeney, for The City Paper,
a daily newspaper published and distributed in
the aforementioned county and state, hereby certify
that the attached advertisement appeared in The City Paper.

Dec 7, 14, 21, 2009
Date of publication

Subscribed and sworn to before me,

This 22 day of Dec. , 2009

Notary Public

My Commission Expires _____

Docket No. 817-167229 Cost 750.00

210 12th Avenue South, Suite 100, Nashville, TN 37203 Phone 615-244-7989

Legals

ments, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: David Wachtel , III; I. Dyke Tatum; Woodbury Townhomes Homeowners Association, Inc.; American Seafood Company; The Bank of Nashville

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above.

W&A No. 767 177504

DATED December 3, 2009.

WILSON & ASSOCIATES, P.L.L.C.,

Successor Trustee

By: Shellie Wallace

DSaleNoticeTN-Shellie_gwooten_091202_1359

FOR SALE INFORMATION, VISIT WWW.MYFR.COM and WWW.REALTYTRAC.COM

TCP Dec 7, 14, 21, 2009

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated December 8, 2004, and the Deed of Trust of even date securing the same, recorded December 15, 2004, as Instrument No. 20041215-0149278 in Office of the Register of Deeds for Davidson County, Tennessee, executed by Margaret Allen, conveying certain property therein described to Rudy Title & Escrow LLC as Trustee for New Century Mortgage Corporation; and the undersigned, Shellie Wallace of Wilson & Associates, P.L.L.C., having been appointed Successor Trustee.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Shellie Wallace of Wilson & Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty, and authority vested in and imposed upon said Successor Trustee will, on January 6, 2010 on or about 10:00 A.M., at the The Sommet Center, Nashville, Tennessee, offer for sale certain property hereinafter described to the highest bidder FOR CASH, free from the statutory right of redemption, homestead dower and all other exemptions which are expressly waived in the Deed of Trust, said property being real estate situated in Davidson County, Tennessee, and being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot Number 40 on the plan of Madison Park Subdivision, Section 2, as shown in Plat Book 3706, Page 141, Register's Office for Davidson County, Tennessee.

Said Lot Number 40 fronts 85.0 feet on the northerly side of Fedders drive and runs Back 128.31 feet on the westerly side and 85.0 feet on the easterly side to a dead Line in the rear on which it measures 95.63 feet.

ALSO KNOWN AS: 625 Fedders Drive, Madison, Tennessee 37115

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: Margaret Allen

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above.

W&A No. 799 177644

DATED December 9, 2009.

WILSON & ASSOCIATES, P.L.L.C.,

Successor Trustee

By: Shellie Wallace

DSaleNoticeTN-Shellie_gwooten_091209_1358

FOR SALE INFORMATION, VISIT WWW.MYFR.COM and WWW.REALTYTRAC.COM

TCP Dec 14, 21, 28, 2009

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated May 28, 1998, and the Deed of Trust of even date securing the same, recorded June 2, 1998, at Book 10956, Page 889 in Office of the Register of Deeds for Davidson County, Tennessee, executed by Julia Toomer, conveying certain property therein described to Daniel W. Small as Trustee for Guaranty Trust Company; and the undersigned, Shellie Wallace of Wilson & Associates, P.L.L.C., having been appointed Successor Trustee.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Shellie Wallace of Wilson & Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty, and authority vested in and imposed upon said Successor Trustee will, on January 6, 2010 on or about 10:00 A.M., at the The Sommet Center, Nashville, Tennessee, offer for sale certain property hereinafter described to the highest bidder FOR CASH, free from the statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in the Deed of Trust, said property being real estate situated in Davidson County, Tennessee, and being more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Hunter's Green of record in Book 9700, page 424, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description. Said description is incorporated herein by reference the same as if copied fully herein verbatim.

ALSO KNOWN AS: 4524 Hunters Green Circle, Antioch, Tennessee 37013

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: Julia Toomer

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above.

W&A No. 817 167229

DATED December 3, 2009.

WILSON & ASSOCIATES, P.L.L.C.

Successor Trustee

By: Shellie Wallace

FHA No. 483255903D

DSaleNoticeTN-Shellie_awoodard_091202_1432

FOR SALE INFORMATION, VISIT WWW.MYFR.COM and WWW.REALTYTRAC.COM

TCP Dec 7, 14, 21, 2009

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated October 27, 2003, and the Deed of Trust of even date securing the same, recorded November 6, 2003, as Instrument No. 20031106-0163012 in Office of the Register of Deeds for Davidson County, Tennessee, executed by Lela Lou Jones and Ingu Lehman, conveying certain property therein described to Larry Weksman, Attorney as Trustee for Union Federal Bank of Indianapolis; and the undersigned, Shellie Wallace of Wilson & Associates, P.L.L.C., having been appointed Successor Trustee.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Shellie Wallace of Wilson & Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty, and authority vested in and imposed upon said Successor Trustee will, on February 10, 2010 on or about 10:00 A.M., at the The Sommet Center, Nashville, Tennessee, offer for sale certain property hereinafter described to the highest bidder FOR CASH, free from the statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in the Deed of Trust, said property being real estate situated in Davidson County, Tennessee, and being more particularly described as follows:

Lot 66, Final Plat, Phase II, Section IV-A, Villages of Larchwood, as shown on plat of record in Instrument No. 20000928-0096098, amending Plat Book 7900, Page 847, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

ALSO KNOWN AS: 1153 Fitzpatrick Road, Nashville, Tennessee 37214

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: Lela Lou Jones; Ingu Lehman

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above.

W&A No. 817 177880

DATED December 9, 2009.

WILSON & ASSOCIATES, P.L.L.C.,

Successor Trustee

By: Shellie Wallace

FHA No. 483330781

DSaleNoticeTN-Shellie_awoodard_091209_ 829

FOR SALE INFORMATION, VISIT WWW.MYFR.COM and WWW.REALTYTRAC.COM

TCP Dec 14, 21, 28, 2009

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated May 17, 2006, and the Deed of Trust of even date securing the same, recorded May 19, 2006, as Instrument No. 20060519-0059083 in Office of the Register of Deeds for Davidson County, Tennessee, executed by Ilija Matosevic and Irena Krizanic, conveying certain property therein described to Bragg, Mansfield & Stegall as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Allied Home Mortgage Capital Corporation and Allied Home Mortgage Capital Corporation's successors and assigns; and the undersigned, Shellie Wallace of Wilson & Associates, P.L.L.C., having been appointed Successor Trustee.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Shellie Wallace of Wilson & Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty, and authority vested in and imposed upon said Successor Trustee will, on February 3, 2010 on or about 10:00 A.M., at the The Sommet Center, Nashville, Tennessee, offer for sale certain property hereinafter described to the highest bidder FOR CASH, free from the statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in the Deed of Trust, said property being real estate situated in Davidson County, Tennessee, and being more particularly described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 10, Patrida Heights Annex, as shown on survey and plat of same appearing of record in Book 2900, Page 37, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said property.

ALSO KNOWN AS: 1011 Massman Drive, Nashville, Tennessee 37217

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: Ilija Matosevic; Irena Krizanic

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above.

W&A No. 817 177930

DATED December 9, 2009.

WILSON & ASSOCIATES, P.L.L.C.,

Successor Trustee

By: Shellie Wallace

FHA No. 483365270

DSaleNoticeTN-Shellie_awoodard_091209_1524

FOR SALE INFORMATION, VISIT WWW.MYFR.COM and WWW.REALTYTRAC.COM

TCP Dec 14, 21, 28, 2009

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated April 8, 1999, and the Deed of Trust of even date securing the same, recorded April 15, 1999, at Book 11435, Page 51 in Office of the Register of Deeds for Davidson County, Tennessee, executed by Jennifer L. Gentry a/k/a Jennifer L. Wilson and Philemon Gentry, conveying certain property therein described to W. William Davis of Davidson County, Tennessee as Trustee for First Franklin Financial Corporation; and the undersigned, Shellie Wallace of Wilson & Associates, P.L.L.C., having been appointed Successor Trustee.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of