BILL GARRETT, Davidson County
Trans:T20110020637 DEEDTRS
Recvd: 04/08/11 08:55 2 pgs
Fees:13.00 Taxes:285.33
20110408-0027166

Tennessee
Map # 150-5-143

Gerald Schattl
AMTRUST: 0005813048

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated November 23, 2005, and recorded in Register's Instrument No. 20051205-0145935 in the Register's Office of Davidson County, Tennessee, Gerald and Lisa Schattl, a married couple, conveyed to Ron Lowell, 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, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in REGISTER'S INSTRUMENT NO. 20110124-0006643 in the Register's Office of said County; 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 March 29, 2011, at the outside door of the Register of Deeds office located at 501 Broadway Suite 501, Bridgestone Center, 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 NEW YORK COMMUNITY BANK, a corporation being the highest and best bidder, became the purchaser of said property at and for the sum of SEVENTY SEVEN THOUSAND ONE HUNDRED FIFTEEN AND NO/100'S DOLLARS; and,

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

NOW, THEREFORE, in consideration of the premises and the payment by NEW YORK COMMUNITY BANK of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Elizabeth A. Cash, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said NEW YORK COMMUNITY BANK, 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 THE SECOND CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 230, ON THE PLAN OF CHERRY HILLS SUBDIVISION, SECTION IV, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 4460, PAGE 21, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

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

Gerald Schattl and wife, Lisa Schattl as to an undivided 50% interest and Porshia Cortina, unmarried as to an undivided 50% interest, their heirs and assigns, obtained title to the above referenced real estate by Deed of record in Register's Instrument No. 20100114-0003549, 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 NEW YORK COMMUNITY BANK, its successors and assigns in fee simple forever, to whom the said Elizabeth A. Cash, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

The said Substitute Trustee has applied the consideration as follows:

RECORDING APPOINTMENT OF SUBSTITUTE TRUSTEE	12.00
PUBLICATION EXPENSE	266.50
ATTORNEY'S FEES AND TRUSTEES FEES	550.00
CREDIT ON NOTE	76,286.50
	$77,115.00

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 Elizabeth A. Cash, Substitute Trustee, has on March 29, 2011 hereunto set his hand and seal.

Elizabeth A Cash, Substitute Trustee
ELIZABETH A. CASH, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On March 29, 2011 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Elizabeth A. Cash 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.

Dixie Chambers
NOTARY PUBLIC

DIXIE CHAMBERS STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Commission Expires: My Comm. Exp. 8-22-2012

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
414 Cedarcliff,
Antioch, TN 37013

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
New York Community Bank
c/o Amtrust Bank
1111 Chester Ave.
OH98-0805
Cleveland, OH 44114

Mortgagee: None

This instrument prepared by:
Weiss Spicer Cash, PLLC
Attorneys at Law
208 Adams Avenue
Memphis, Tennessee 38103
(901) 526-8296

RETURN TO →

STATE OF TENNESSEE - COUNTY OF SHELBY
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $$77,115.00
AFFIANT Elizabeth A. Cash
SUBSCRIBED AND SWORN TO BEFORE ME, March 29, 2011
NOTARY PUBLIC Dixie Chambers
MY COMMISSION EXPIRES

DIXIE CHAMBERS STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

My Comm. Exp. 8-22-2012