THIS INSTRUMENT
PREPARED BY AND RETURN TO:
Weissman Nowack Curry & Wilco, PC
Attn: Jonathan F. Young, Esq
One Alliance Center, 4th Floor
3500 Lenox Road, NE
Atlanta, GA 30326
(404) 926-4500
WNCW File: 015151-006267

BILL GARRETT, Davidson County
Trans:T20110025024 DEEDTRS
Recvd: 04/28/11 11:29 3 pgs
Fees:18.00 Taxes:150.09
20110428-0032512

SUCCESSOR TRUSTEE'S DEED

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers
U.S. BANK N.A.,IN ITS CAPACITY AS TRUSTEE, et al. c/o PMOS, LLC, c/o Ocwen Loan Servicing, LLC 1661 Worthington Road West Palm Beach, FL 33409	U.S. BANK N.A.,IN ITS CAPACITY AS TRUSTEE, et al. c/o PMOS, LLC, c/o Ocwen Loan Servicing, LLC 1661 Worthington Road West Palm Beach, FL 33409	1108 North 6th Street Nashville, TN 37207 08204001300

WHEREAS, by Deed of Trust dated given by Vince E Hersey and Lizzie Ruth Hersey Williams in favor of CONSUMER TRUST TITLE AND ESCROW, as Trustee for Mortgage Electronic Registration Systems, Inc., as Nominee for Decision One Mortgage Company, LLC, dated March 07, 2003, and recorded on March 26, 2003 at Instrument Number 20030326-0039565, Register's Office for Davidson County, Tennessee, the Borrower therein conveyed to the Trustee therein the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed Weissman Nowack Curry & Wilco, PC as Successor Trustee by instrument recorded at Instrument Number 20110222-0014357, said Register's Office; 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; Notice of the Right to Foreclose was sent to the Borrower by letter dated JANUARY 04, 2011; and

WHEREAS, in the pursuance of said request of said beneficiary, the said property was advertised for sale by the undersigned, in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on April 19, 2011 at the county courthouse in Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement as may have been modified pursuant to said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale U.S. BANK N.A.,IN ITS CAPACITY AS TRUSTEE FOR THE BENEFIT OF THE REGISTERED HOLDERS OF HOME EQUITY ASSET TRUST 2003-4, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2003-4 ("Grantee") was the highest and best bidder and became the purchaser of said property at and for the sum of $40,565.62.

NOW, THEREFORE, in consideration of the premises, the undersigned, as Successor Trustee, does hereby grant, bargain, sell and convey to the said Grantee, in fee simple forever, the property above mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit ("Property"):

BEING LOT NO. 134 AND THE NORTHERLY 9 FEET OF LOT NO. 135 ON THE PLAN OF OAKWOOD PARK, AS OF RECORD IN BOOK 421 PAGE 12, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NO. 134 AND THE NORTHERLY PART OF LOT NO. 135 FRONT TOGETHER 40 FEET ON THE WESTERLY SIDE OF NORTH SIXTH STREET, AND RUN BACK BETWEEN PARALLEL LINES 165 FEET TO AN ALLEY.

BEING THE SAME PROPERTY CONVEYED TO LIZZIE RUTH HERSEY BY WARRANTY DEED FROM FRED HOWARD GUILLEN AND WIFE, MARY JO GUILLEN DATED 2/22/61 AND RECORDED 2/61 IN BOOK 3182 PAGE 567, SAID REGISTER'S OFFICE. PROPERTY IS NOW VESTED IN LIZZIE RUTH HERSEY WILLIAMS AND VINCE E. HERSEY, HER SON BY DEED OF W. WILLIAM DAVIS, TRUSTEE RECORDED IN INSTRUMENT NO. 20030305- 0029036, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

The Property is conveyed free from all legal, statutory and equitable rights of redemption, and all other rights or exemptions of every kind, all of which are expressly waived in the Deed of Trust.

Grantee hereunder accepts title to the Property and all improvements thereon in an AS IS WHERE IS condition, and without representation or warranty from Successor Trustee as to any matter whatsoever.

Said Property is conveyed subject to any unpaid taxes, mortgages, liens, encumbrances, easements, restrictions and other matters of record or otherwise that are prior in right to the lien of the said Deed of Trust.

IN WITNESS WHEREOF, Successor Trustee has caused this instrument to be executed this 20th day of April, 2011.

Weissman Nowack Curry & Wilco, PC, Successor Trustee

By: _____

Jonathan F. Young, Authorized Signatory

~~[SEAL]~~

STATE OF GEORGIA)
COUNTY OF FULTON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Jonathan F. Young, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and upon oath, acknowledged such person be an Authorized Signatory (or other officer authorized to execute the instrument) of Weissman Nowack Curry & Wilco, PC, the within named bargainer, a corporation, and that such Authorized Signatory or other officer in such capacity executed the foregoing instrument for the purpose therein contained by personally signing in the name of such corporation as its Authorized Signatory or other officer as indentified above.

WITNESS my hand and seal, at office this 20th day of April, 2011.

Donna L Fernkas

Notary Public

My commission expires: _____

DONNA L. FERNKAS NOTARY PUBLIC CHEROKEE COUNTY GEORGIA EXPIRES JAN. 27, 2012

STATE OF GEORGIA)

COUNTY OF FULTON)

The actual consideration or value of the property is $40,565.62.

_____

Affiant

DONNA L. FERNKAS NOTARY PUBLIC CHEROKEE COUNTY GEORGIA EXPIRES JAN. 27, 2012

Subscribed and sworn to before me this 20th day of April, 2011.

Donna L Fernkas

Notary Public.
My commission expires 1/27/2012