TRUSTEE'S DEED

State of Tennessee)
County of Davidson)

This instrument prepared by:

Robert F. Spann, Attorney
1312 Sixth Avenue, North
Nashville, TN 37208

The actual consideration of value, whichever is greater, for this transfer is **$20,000.00**

Affiant

Sworn to and subscribed before me this day of June, 2011.

NOTARY PUBLIC

My Commission expires 2-10-2014

MAXINE O. SIMS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

BILL GARRETT, Davidson County
Trans:T20110032818 DEEDTRS
Recvd: 06/02/11 11:16 2 pgs
Fees:13.00 Taxes:74.00
20110602-0042157

ADDRESS-NEW OWNER:	TAX BILLS TO:	MAP/PARCEL NUMBER:
Johnny Burroughs, etux	Same	Map 81-7
2409 Lloyd Avenue		Parcel 177
Nashville, TN 37218		

WHEREAS, on the 30th day of January, 2007, **Hamid Abdullah** executed an Deed of Trust to **Robert F. Spann, Trustee**, to secure a promissory note of even date to **Johnny Burroughs and wife, Linda Burroughs**, in the amount of $37,000.00, as fully set out in said Deed of Trust of record in Instrument No. 20070130-0012505, Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of said indebtedness and in the performance of the other covenants and agreements contained in said Deed of Trust, and Johnny Burroughs and Linda Burroughs, the lawful owner and holder of said indebtedness having declared all the unpaid installments due and payable, called upon the undersigned Trustee to exercise the power of sale conferred by said Deed of Trust, and to sell the hereinafter described property; and

WHEREAS, I. Robert F. Spann, Trustee, did give notice of the time and place of sale by publication in the Tennessean, a newspaper published in Nashville, Davidson County, Tennessee, for three (3) consecutive weeks, one insertion of said advertisement appearing in each of the issues of said newspaper on May 13th, 20th and 27th, 2011, respectively; and

WHEREAS, pursuant to said notice, I, the undersigned, Robert F. Spann, Trustee, did offer the property for sale at public outcry to the highest and best bidder for cash, subject to all restrictions of record, all unpaid taxes, and any other prior mortgages and valid liens of record on June 1, 2011, at 12:00 NoonM at the Davidson County Courthouse, Nashville, Davidson County, Tennessee; and

WHEREAS, at the sale, Johnny Burroughs and wife, Linda Burroughs was the highest and best bidder, the amount of his bid being in the sum of twenty thousand and no/100 dollars ($20,000.00); and

NOW THEREFORE, I Robert F. Spann, Trustee, and pursuant to the power and authority contained in said Deed of Trust and in consideration of twenty thousand and no/100 dollars ($20,000.00.00), credited and applied as payment on the note secured by the aforementioned Deed of Trust, and further credited and applied against attorney's fees, trustee's fees, and expenses incurred pursuant to said sale, do by these presents sell and transfer and convey unto Johnny Burroughs and wife, Linda Burroughs, hereinafter known as the Grantee, his successors and assigns, a certain tract of land in Davidson County, Tennessee, described as follows:

> Being the northerly parts of Lots Nos. 36 and 37, as shown on the Map of George Shield's Second Addition to North Nashville, of record in Book 57, page 146, Register's Office for Davidson County, Tennessee, and described according to a survey made by Lewis D. Justice, Surveyor, October 6, 1951, as follows:
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> Beginning at a stake in the southwest margin of 18th Avenue, North, as now located, at the intersection of same with the south line of the first alley north of St. Louis Street or Avenue; thence with the margin of said alley, westerly 39.6 feet to the common corner of Lots 27 and 38; thence with the line between said lots, southerly 57.6 feet to a stake; thence easterly 16.4 feet to a stake; thence northeasterly 45.8 feet to a stake in the present west margin of 18th Avenue, North; thence with the margin of the same, northwesterly, 37.5 feet to the beginning.

Being the same property conveyed to Hamid Abdullah by deed from Steven E. Callis, unmarried, of record in Instrument No. 20070130-0012504, Register's Office for Davidson County, Tennessee.

This is improved property known as 1903 Dr. D. B. Todd, Jr. Boulevard, Nashville, TN 37208

This conveyance is made subject to unpaid property taxes for the years 2009, 2010 and 2011, and all matters of record on plat of record in Book 57, page 146, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all restrictions of record, and any other superior mortgages and liens of record.

TO HAVE AND TO HOLD said tract of land, together with all appurtenances, estate title, and interest thereto belonging to the said Grantee, his successors and assigns, forever.

I, Robert F. Spann, Trustee, under the Deed of Trust of record in Instrument No. 20070130-0012505, Register's Office for Davidson County, Tennessee, do hereby transfer unto the said Grantee, his successors and assigns, all the rights, title and interest in and to said property vested in me, and which I have a right to transfer, in as full and ample a fashion as I, as Trustee, under said Deed of Trust, can or should do, but not further or otherwise.

IN WITNESS WHEREOF, the said Robert F. Spann, Trustee, has hereunto set his hand, this the 1st day of June, 2011.

ROBERT F. SPANN, TRUSTEE, WITH OFFICE IN DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said County and State Robert F. Spann, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument as Trustee, for the purposes therein contained.

WITNESS my hand, at office, this 1st day of June, 2011.

MAXINE C. SIMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC

My Commission Expires:
7/7/2014