This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
1800 HAYES STREET
NASHVILLE, TN 37203
PARCEL ID: 072 09 0 078.00
1601 JEWELL STREET
NASHVILLE, TENNESSEE 37207
(A/K/A 1601 JEWEL STREET
NASHVILLE, TENNESSEE 37207)

NO MORTGAGE
New Owner - Send Tax Bills:
SPRINGLEAF FINANCIAL SERVICES, INC.
61 E. THOMPSON LANE, SUITE 114
NASHVILLE, TN 37211

BILL GARRETT, Davidson County
Trans:T20110037070 DEEDTRS
Recvd: 06/21/11 10:59 2 pgs
Fees:13.00 Taxes:147.63
20110621-0047497

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **AUGUST 22, 2005, RELS** was named Trustee in a Deed of Trust of even date executed by **CYNTHIA D. MALONE (A/K/A CYNTHIA DIANE MALONE)**, conveying to them as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$61,068.58**, principal and interest at **11.4000%** per annum on the unpaid balance, said Deed of Trust being recorded in **INSTRUMENT NO. 20050825-0101932** in the Register's Office for **DAVIDSON** County, Tennessee; and

IF applicable the notice required by T.C.A. 35-5-117 having been met and whereas, **J. PHILLIP JONES** was appointed Substitute Trustee under said Deed of Trust by instrument of record in **INSTRUMENT NO. 20110520-0038761** in the Register's Office for **DAVIDSON** County, Tennessee; I, **J. PHILLIP JONES**, Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely: **MAY 27, 2011/JUNE 3, 2011/JUNE 10, 2011** in **DAVIDSON A.M.**, a newspaper of general circulation in **DAVIDSON** County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement on **FRIDAY, JUNE 17, 2011 AT 3:00 P.M., ON THE SECOND FLOOR MEZZANINE (ENTER THE FRONT DOOR FACING THE NEW PUBLIC SQUARE PARK) OF THE HISTORIC DAVIDSON COUNTY COURTHOUSE, ONE PUBLIC SQUARE, IN NASHVILLE, DAVIDSON COUNTY, TENNESSEE**, I, **J. PHILLIP JONES,** individually or by and through his agent, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the herein above mentioned equities as provided in said Deed of Trust, at which time **SPRINGLEAF FINANCIAL SERVICES, INC., FORMERLY KNOWN AS AMERICAN GENERAL FINANCIAL SERVICES, INC., 61 E. THOMPSON LANE, SUITE 114, NASHVILLE, TN 37211**, submitted the highest and best bid in the amount of $ 39,900.00 .

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES**, Substitute Trustee, do hereby sell, transfer and convey to **SPRINGLEAF FINANCIAL SERVICES, INC.,** its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

PROPERTY LOCATED IN THE COUNTY OF DAVIDSON, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 121 ON THE MAP OF VICTORY HEIGHTS SUBDIVISION, OF RECORD IN BOOK 1130, PAGE 97, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DESCRIBED ACCORDING TO A SURVEY MADE BY HAL R. SWANN, JR., SURVEYOR, DATED AUGUST 17, 1957, AS FOLLOWS:

SAID LOT NO. 121 FRONTS 60 FEET ON THE EASTERLY SIDE OF JEWELL STREET AND RUNS BACK BETWEEN LINES 146.8 FEET ON THE NORTHERLY LINE AND 146.4 FEET ON THE SOUTHERLY LINE, TO A DEAD LINE, MEASURING 60 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED UNTO CYNTHIA D. MALONE, AN UNMARRIED PERSON, BY DEED DATED SEPTEMBER 16, 1994 OF RECORD IN BOOK 9470, PAGE 358, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 1601 JEWELL STREET, NASHVILLE, TENNESSEE 37207 (A/K/A 1601 JEWEL STREET, NASHVILLE, TENNESSEE 37207).

I, **J. PHILLIP JONES**, Substitute Trustee, convey to **SPRINGLEAF FINANCIAL SERVICES, INC.,** all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust herein above referred to and not as an individual.

Witness my hand and official seal at Nashville, Tennessee, on **JUNE 17, 2011.**

J. PHILLIP JONES
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **J. PHILLIP JONES**, Substitute 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 for the purposes therein contained.

Witness my hand and official seal at office at Nashville, Tennessee on **JUNE 17, 2011.**

Notary Public

My Commission Expires: 1/21/2013

Elizabeth P. Guye
STATE OF TENNESSEE NOTARY PUBLIC
Rutherford County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 39,900.00

Affiant

Subscribed and sworn to before me, this **17TH day of JUNE, 2011.**

Notary Public

My Commission Expires: 1/21/2013

Elizabeth P. Guye
STATE OF TENNESSEE NOTARY PUBLIC
Rutherford County

RETURN TO:
J. PHILLIP JONES
1800 HAYES STREET
NASHVILLE, TN 37203