This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
1800 HAYES STREET
NASHVILLE, TN 37203
PARCEL ID: 162 16 0 050.00
1428 BELL TRACE DRIVE
ANTIOCH, TENNESSEE 37013

NO MORTGAGE
New Owner - Send Tax Bills:
AMROLLAH SHARIFI
HAYDEH SHARIFI
118 ALLENHURST CIRCLE
FRANKLIN, TN 37067

BILL GARRETT, Davidson County
Trans:T20110041211 DEEDTRS
Recvd: 07/08/11 15:52 2 pgs
Fees:13.00 Taxes:119.88
20110708-0052544

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on DECEMBER 14, 2005, SANDY WILSON was named Trustee in a Deed of Trust of even date executed by **STANLEY DORMINEY, SINGLE ADULT PERSON,** conveying to her as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$91,365.40,** principal and interest at **7.1750%** per annum on the unpaid balance, said Deed of Trust being recorded in **INSTRUMENT NO. 20060109-0002734,** 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 **INSTRUMENTNO. 20110606-0042987,** in the Register's Office for **DAVIDSON** County, Tennessee; I, **J. PHILLIPJONES,** 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: **JUNE 10, 2011/ JUNE 17, 2011/ JUNE 24, 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, JULY 1, 2011 AT 1:00 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,** 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 **AMROLLAH SHARIFI AND WIFE, HAYDEH SHARIFI, 118 ALLENHURST CIRCLE, FRANKLIN, TN 37067,** submitted the highest and best bid in the amount of **$ 32,400.00 .**

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES,** Substitute Trustee, do hereby sell, transfer and convey to **AMROLLAH SHARIFI AND WIFE, HAYDEH SHARIFI,** 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. 58-A, ON THE PLAN OF HICKORY PARK VILLAS, SECTION TWO, ZONE LOT DIVISION, LOTS 49 THROUGH 56 AND 58 THROUGH 66 AS OF RECORD IN BOOK 6250, PAGE 615, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO STANLEY DORMINEY, MARRIED, BY DEED DATED NOVEMBER 4, 2004 OF RECORD IN INSTRUMENT NO. 20041108-0134093,IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 1428 BELL TRACE DRIVE, ANTIOCH, TENNESSEE37013.

I, **J. PHILLIP JONES**, Substitute Trustee, convey to **AMROLLAH SHARIFI AND WIFE, HAYDEH SHARIFI,** 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 **JULY 1, 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 **JULY 1, 2011.**

Notary Public

My Commission Expires: 1/21/2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is **$ 32,400.00**

Affiant

Subscribed and sworn to before me, this **1ST day of JULY, 2011.**

Notary Public

My Commission Expires: 1/21/2013