**RECORDING LEGEND**

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

**GRANTOR(s)**
**Carolyn D. Reynolds**

**GRANTEE(s)**
**HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3**

This Instrument Prepared By:
*WILSON & ASSOCIATES, P.L.L.C.*
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

BILL GARRETT, Davidson County
Trans:T20120036986 DEEDTRS
Recvd: 05/21/12 09:13 6 pgs
Fees:33.00 Taxes:175.75
20120521-0043555

# TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated September 18, 2006 and recorded September 22, 2006, as Instrument No. 20060922-0117762 in the Register's Office of Davidson County, Tennessee, Carolyn D. Reynolds conveyed to MCCANN & HUBBARD, as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Resmae Mortgage Corporation and Resmae Mortgage Corporation's successors and assigns, 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, HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3 has appointed **SHELLIE WALLACE** as Successor Trustee by instrument of record recorded on November 18, 2011 as Instrument No. 20111118-0090509 in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3 has requested said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale identifying all interested parties of said property was made and given conformity with the terms and provisions of said Deed of Trust, and Tenn. Code Ann. Sec. 35-5-104; said advertisement began on November 18, 2011 and was advertised a total of three times, prior to actual sale date; announcing the scheduled sale date of December 14, 2011; and on said date the sale was announced to be postponed to January 11, 2012; and on said date the sale was announced to be postponed to January 18, 2012; and on said date the sale was announced to be postponed to February15, 2012; and on said date the sale was announced to be postponed to March 14, 2012; and on said date the sale was announced to be postponed to April 11, 2012; and on said date the sale was announced to be postponed to May 9, 2012. A Notice of Right to Foreclose was mailed to the borrower(s) on April 18, 2011 pursuant to Tennessee Code Annotated 35-5-117; and

WHEREAS, pursuant to said advertisement and notice, on May 9, 2012 at the Bridgestone Arena in Nashville, Tennessee, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3, at and for the sum of $47,500.00, that being the highest and best bid offered; and

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

NOW, THEREFORE, in consideration of the premises and the payment by HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3 of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Successor Trustee does hereby grant, bargain, sell, and convey to the said HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot Number 89 on the Plan of Section Two, Morrow Meadows, of record in Book 2331, Page 16, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.
>
> Being the same property conveyed to Carolyn D. Reynolds by Warranty Deed recorded September 22, 2006 , as Instrument No. 20060922-0117761, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 915 Morrow Road, Nashville, Tennessee 37209.
> Tax Parcel No.: 09106019100

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc. Asset-Backed Certificates, Series 2007-3, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 15 day of May, 2012.

By: _____
Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 15 day of May, 2012.

_____
Notary Public

KAMI GARRETT
Notary Public-Arkansas
Saline County
My Commission Expires 04-19-2021
Commission # 12381845

My Commission Expires: 4-19-2021

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $47,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

By: _____
Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas, this 15 day of May, 2012.

_____
Notary Public

KAMI GARRETT
Notary Public-Arkansas
Saline County
My Commission Expires 04-19-2021
Commission # 12381845

My Commission Expires: 4-19-2021

**PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:**
HSBC Bank Usa, N.A., As Trustee for the registered holders of Nomura Home Equity Loan, Inc.
Asset-Backed Certificates, Series 2007-3
The Forum, Tower C, 10th Floor
1655 Palm Beach Lakes Blvd.
West Palm Beach, FL 33401

# EXHIBIT "A"

## SERVICEMEMBERS CIVIL RELIEF ACT AFFIDAVIT

STATE OF Arkansas

COUNTY OF Pulaski

BEFORE ME, the undersigned authority, on this day personally appeared the undersigned, who states as follows:

1. I am the Successor Trustee with a certain deed of trust, dated September 18, 2006, recorded September 22, 2006, as Instrument No. 20060922-0117762 in the Register's Office of Davidson County, Tennessee, executed by Carolyn D. Reynolds in favor of Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Resmae Mortgage Corporation and Resmae Mortgage Corporation's successors and assigns to secure the payment of a deed of trust note to Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Resmae Mortgage Corporation and Resmae Mortgage Corporation's successors and assigns.

2. To the best of my knowledge and belief, the mortgagors holding an interest in the above-described property were (1) not members of the Armed Forces of the United States of America and had not been members of any such entities for at least three (3) months prior to the date of the foreclosure sale the subject hereof or (2) were members Armed Forces of the United States of America at the time the security instrument was executed.

3. As such, foreclosure of this property will not be subject to the provisions of 50 U.S.C.S. §501, *et seq*. (the Servicemembers Civil Relief Act).

FURTHER AFFIANT SAYETH NOT.

DATED this 15 day of May, 2012.

By: _____
Shellie Wallace
Successor Trustee

## ACKNOWLEDGMENT

STATE OF Arkansas

COUNTY OF Pulaski

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

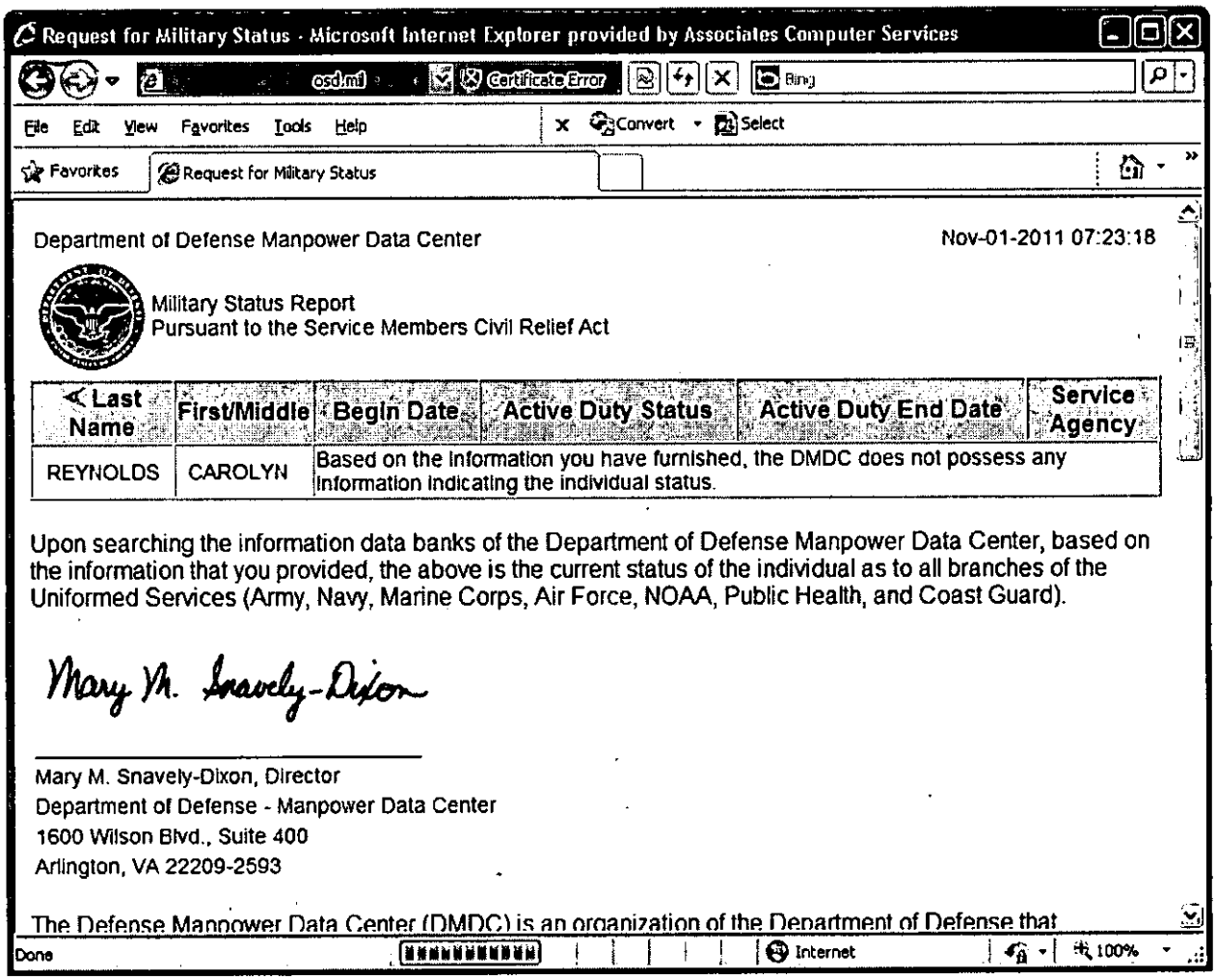
Witness my hand and seal at office in Little Rock, Arkansas this 15 day of May, 2017.

KAMI GARRETT
Notary Public-Arkansas
Saline County
My Commission Expires 04-19-2021
Commission # 12381845

Notary Public

My Commission Expires: 4-19-2021

DServiceMembersAffidavitTN_jdean_120509_1212


Request for Military Status - Microsoft Internet Explorer provided by Associates Computer Services
osd.mil
Certificate Error
Bing
File Edit View Favorites Tools Help
Convert
Select
Favorites
Request for Military Status
Department of Defense Manpower Data Center
Nov-01-2011 07:23:18
Military Status Report
Pursuant to the Service Members Civil Relief Act
Last Name
First/Middle
Begin Date
Active Duty Status
Active Duty End Date
Service Agency
REYNOLDS
CAROLYN
Based on the information you have furnished, the DMDC does not possess any information indicating the individual status.
Upon searching the information data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the current status of the individual as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard).
Mary M. Snavely-Dixon
Mary M. Snavely-Dixon, Director
Department of Defense - Manpower Data Center
1600 Wilson Blvd., Suite 400
Arlington, VA 22209-2593
The Defense Manpower Data Center (DMDC) is an organization of the Department of Defense that
Done
Internet
100%

**COST OF PUBLICATION**

**First Insertion** ___
**Second Insertion** ___
**Third Insertion** ___

**Total**

**NOTICE OF TRUSTEE'S SALE**

WHEREAS, default has occurred in the performance of the covenants, terms, and conditions of a Deed of Trust Note dated September 18, 2006, and the Deed of Trust of even date securing the same, recorded September 22, 2006, as Instrument No. 20060922-0117763 in Office of the Register of Deeds for Davidson County, Tennessee, executed by Carolyn D. Reynolds, conveying certain property therein described to MCCANN & HUBBARD as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Reunion Mortgage Corporation and Reunion Mortgage Corporation's successors and assigns; and the undersigned, Shellie Wallace of Wilson & Associates, P.L.L.C., having been appointed Successor Trustee,

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable; and that an agent of Shellie Wallace of Wilson & Associates, P.L.L.C., as Successor Trustee, by virtue of the power, duty, and authority vested in and imposed upon said Successor Trustee will, on **December 14, 2011** on or about **10:00 A.M.**, at the **Bridgestone Arena, Nashville, Tennessee**, offer for sale certain property hereinafter described to the highest bidder **FOR CASH**, free from the statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in the Deed of Trust, said property being real estate situated in Davidson County, Tennessee, and being more particularly described as follows:

**Land in Davidson County, Tennessee, being Lot Number 89 on the Plan of Section Two, Monroe Meadows, of record in Book 2281, Page 18, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.**

**ALSO KNOWN AS: 615 Monroe Road, Nashville, Tennessee 37206**

The HB 3558 letter was mailed to the borrower(s) pursuant to Tennessee Code Annotated 35-5-117. This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose. In addition, the following parties may claim an interest in the above-referenced property: **Carolyn D. Reynolds**

The sale held pursuant to this Notice may be rescinded at the Successor Trustee's option at any time. The right is reserved to adjourn the day of the sale to another day, time, and place certain without further publication, upon announcement at the time and place for the sale set forth above. **WBA No. 729-212553**

DATED November 9, 2011

WILSON & ASSOCIATES, P.L.L.C.,
Successor Trustee
By: Shellie Wallace

**FOR SALE INFORMATION, VISIT WWW.MYTSG.COM and WWW.REALTYTRAC.COM**

Nov. 18, 25, Dec. 2, 2011 Pg13636

**PROOF OF PUBLICATION**

THE WESTVIEW NEWSPAPER, LLC dba/ NASHVILLE LEDGER, the Publisher of Westview, a weekly newspaper of general circulation, printed in the State of Tennessee and distributed throughout Davidson and Williamson County in Tennessee, states that the hereto attached publication appeared in The Westview on the following dates:

**November 18, 2011**
**November 25, 2011**
**December 2, 2011**

**THE WESTVIEW NEWSPAPER, LLC**

**By:** _____
**Catron J. Kerr, Administrative Assistant**

**STATE OF TENNESSEE**

On this 2nd day of **December 2011**, this instrument was signed and sealed in behalf of the corporation (or association), by authority of its Board of Directors and **Catron J. Kerr** acknowledged the instrument to be the free act and deed of the corporation (or association) and that the corporation has no corporate seal.

**FIT/FPS**