RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Sharon H. Schutt

GRANTEE(s)
The Secretary of Housing and Urban Development, his/her successors and/or assigns

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: T20120078484 DEEDTRS
Recvd: 10/16/12 10:16 6 pgs
Fees: 32.00 Taxes: 0.00
20121016-0094683

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated January 5, 2011 and recorded January 13, 2011, as Instrument No. 20110113-0003740 in the Register's Office of Davidson County, Tennessee, Sharon Schutt conveyed to David P. Dempsey, 3942 Woodlawn Drive, Nashville, Tennessee 37205, as Trustee for Fifth Third Mortgage Company, 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, Fifth Third Mortgage Company ha s appoint ed **Wilson & Associates, PLLC**, Successor Trustee by instrument of record recorded on September 11, 2012 as Instrument No. 20120911-0082295 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 Fifth Third Mortgage Company 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 August 3, 2012 and was advertised a total of three times, prior to actual sale date. A Notice of Right to Foreclose was mailed to the borrower(s) on February 1, 2012 pursuant to Tennessee Code Annotated 35-5-117; and

WHEREAS, pursuant to said advertisement and notice, on September 12, 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 Fifth Third Mortgage Company, at and for the sum of $121,983.67, that being the highest and best bid offered; and

WHEREAS, the said Fifth Third Mortgage Company has assigned its interest in said property to The Secretary of Housing and Urban Development, his/her successors and/or assigns; 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 Fifth Third Mortgage Company 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 Secretary of Housing and Urban Development, his/her successors and/or assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 392 on the Plan of Hermitage Hills, Section 5, of record in Book 3300, Pages 1 & 2, Register's Office for said County, to which plan reference is hereby made for a more complete description.
>
> Subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.
>
> Being the same property conveyed to Sharon H. Schutt by Quitclaim deed recorded June 6, 2008 , as Instrument No. 20080606-0058115, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 5009 Bonnawell Drive, Hermitage, Tennessee 37076.
>
> Tax Parcel No.: 074 16 093.00

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 The Secretary of Housing and Urban Development, his/her successors and/or assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 19 day of Sept., 2012.

Wilson & Associates, PLLC

By: Maria Yoder
Maria Yoder, Attorney
Wilson & Associates, PLLC
TN Bar #030713

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Maria Yoder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged such person to be authorized to execute the instrument on behalf of Wilson & Associates, PLLC the within-named bargainor, a corporation, and that such, executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

Witness my hand and seal at office in Little Rock, Arkansas this 19 day of Sept, 2012.

Amanda Sherrod
Notary Public - Arkansas
Pulaski County
My Commission Expires 04-05-2022
Commission # 12387647

Amanda Sherrod
Notary Public

My Commission Expires: 4-5-22

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 $121,983.67, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes pursuant to TCA. § 13-23-127.

Wilson & Associates, PLLC

By: Maria Yoder
Maria Yoder, Attorney
Wilson & Associates, PLLC
TN Bar #030713

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Maria Yoder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged such person to be authorized to execute the instrument on behalf of Wilson & Associates, PLLC the within-named bargainor, a corporation, and that such, executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

Witness my hand and seal at office in Little Rock, Arkansas, this 19 day of Sept, 2012.

Amanda Sherrod
Notary Public

My Commission Expires: 4-5-22

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
U.S. Department of Housing and Urban Development
c/o Michaelson, Connor & Boul, Inc.
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

FHA No. 4834506812-703

Amanda Sherrod
Notary Public - Arkansas
Pulaski County
My Commission Expires 04-05-2022
Commission # 12387647

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. Wilson & Associates, PLLC is the Successor Trustee with a certain deed of trust, dated January 5, 2011, recorded January 13, 2011, as Instrument No. 20110113-0003740 in the Register's Office of Davidson County, Tennessee, executed by Sharon Schutt in favor of Fifth Third Mortgage Company to secure the payment of a deed of trust note to Fifth Third Mortgage Company.

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 19 day of September, 2012.

Wilson & Associates, PLLC

By: _____
Maria Yoder, Attorney
Wilson & Associates, PLLC
TN Bar #030713

ACKNOWLEDGMENT

STATE OF Arkansas

COUNTY OF Pulaski

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Maria Yoder, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged such person to be authorized to execute the instrument on behalf of Wilson & Associates, PLLC the within-named bargainor, a corporation, and that such, executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

Witness my hand and seal at office in Little Rock, Arkansas this 19 day of Sept, 2012.

Amanda Sherrod
Notary Public

Amanda Sherrod
Notary Public - Arkansas
Pulaski County
My Commission Expires 04-05-2022
Commission # 12387647

My Commission Expires: 4-5-22

FHA No. 4834506812-703
DServiceMembersAffidavitTN_jdean_120912_1150

Department of Defense Manpower Data Center

Results as of : Sep-12-2012 10:30:17

SCRA 2.3

Status Report
Pursuant to Servicemembers Civil Relief Act

Last Name: SCHUTT
First Name: SHARON
Middle Name:
Active Duty Status As Of: Sep-12-2012

On Active Duty On Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects the individuals' active duty status based on the Active Duty Status Date			

Left Active Duty Within 367 Days of Active Duty Status Date			
Active Duty Start Date	Active Duty End Date	Status	Service Component
NA	NA	No	NA
This response reflects where the individual left active duty status within 367 days preceding the Active Duty Status Date			

The Member or His/Her Unit Was Notified of a Future Call-Up to Active Duty on Active Duty Status Date			
Order Notification Start Date	Order Notification End Date	Status	Service Component
NA	NA	No	NA
This response reflects whether the individual or his/her unit has received early notification to report for active duty			

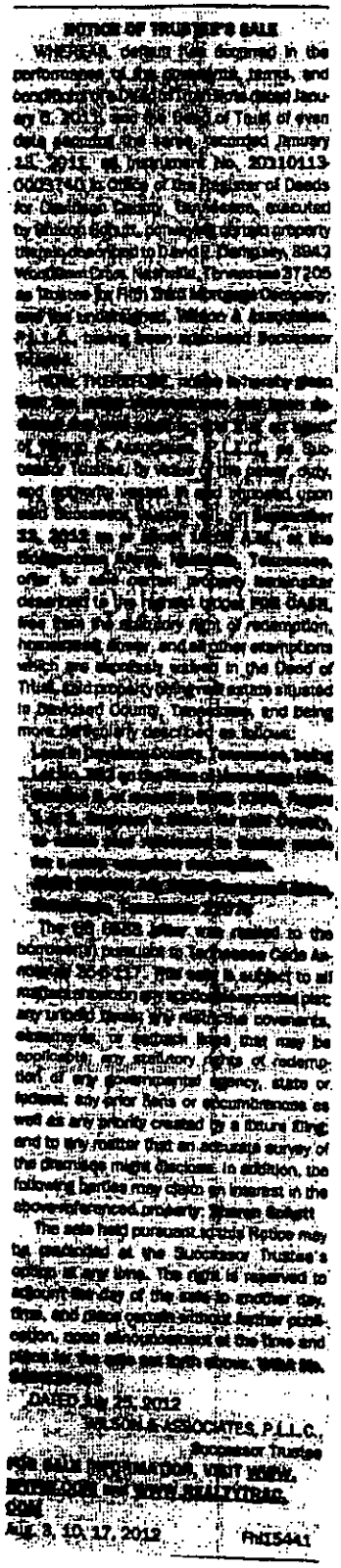
Upon searching the data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the status of the individual on the active duty status date as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard). This status includes information on a Servicemember or his/her unit receiving notification of future orders to report for Active Duty.

Mary M. Snavely-Dixon

Mary M. Snavely-Dixon, Director
Department of Defense - Manpower Data Center
4800 Mark Center Drive, Suite 04E25
Arlington, VA 22350

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 dated January 8, 2010, and the Deed of Trust of even date thereto, recorded January 15, 2010, as Instrument No. 20100113-0003740 in Office of the Register of Deeds for Davidson County, Tennessee, executed by [illegible] conveying certain property therein described to David E. Dangulay, 8942 Woodland Drive, Nashville, Tennessee 37205 as Trustee for First State Mortgage Company; and the undersigned, Wilson & Associates, P.L.L.C., having been appointed Successor Trustee

NOW, THEREFORE, notice is hereby given that the undersigned, Successor Trustee, will on September 13, 2012 at or about 10:00 A.M., at the [illegible] Nashville, Tennessee, offer for sale certain property hereinafter described in the Deed of Trust, free and clear of 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 [illegible] and a portion of Lot [illegible] as shown on plan of [illegible] of record in Book [illegible], Page [illegible], Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

[illegible]

The sale being made subject to the [illegible] pursuant to Tennessee Code Annotated 35-5-117, and also subject to all matters [illegible] any [illegible] 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: [illegible]

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. [illegible]

DATED July 25, 2012

WILSON & ASSOCIATES, P.L.L.C.
Successor Trustee

FOR SALE INFORMATION, VISIT WWW.[illegible].COM

Aug. 3, 10, 17, 2012 FN15441

PROOF OF PUBLICATION

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

August 3, 2012
August 10, 2012
August 17, 2012

THE WESTVIEW NEWSPAPER, LLC dba/ NASHVILLE LEDGER

By: _____
Catron J. Kerr, Administrative Assistant

STATE OF TENNESSEE

On this 17th day of **August 2012**, this instrument was signed and sealed on behalf of the corporation (or association), by authority of its Board of Directors and **Catron Kerr** acknowledged the instrument to be the free act and deed of the corporation (or association) and that the corporation has no corporate seal.

46 **FPS**