This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
1800 HAYES STREET
NASHVILLE, TN 37203
PARCEL ID: 149 04 0 073.00
2618 EDGE-O-LAKE DRIVE
NASHVILLE, TENNESSEE 37217

NO MORTGAGE
New Owner - Send Tax Bills:
U.S. BANK NATIONAL ASSOCIATION
205 W. 4TH STREET SUITE 500
CINCINNATI, OH 45202

BILL GARRETT, Davidson County
Trans:T20130047715 DEEDTRS
Recvd: 06/07/13 11:25 2 pgs
Fees:13.00 Taxes:423.63
20130607-0058117

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **NOVEMBER 24, 2006, AMERICAN TITLE**, was named Trustee in a Deed of Trust of even date executed by **JOHN EDWARD HODGE, III (A/K/A JOHN EDWARD HODGE) AND ROLINE HODGE (A/K/A ROLINE MARIE HODGE), HUSBAND AND WIFE**, conveying to them as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$109,316.00**, principal, said Deed of Trust being recorded in **INSTRUMENT NO. 20061207-0151480** in the Register's Office for **DAVIDSON** County, Tennessee; and

IF applicable the notice required by T.C.A. 35-5-101 et seq. having been met and whereas, **J. PHILLIP JONES AND JESSICA D. BINKLEY**, either of whom may act, appointed Substitute Trustee under said Deed of Trust by instrument of record in **INSTRUMENT NO. 20130123-0007495** 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: **FEBRUARY 15, 2013/ FEBRUARY 22, 2013/ MARCH 1, 2013** 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, MARCH 8, 2013 AT 3:00 P.M. AND BY PUBLIC ANNOUNCEMENT CONTINUED TO FRIDAY, APRIL 19, 2013 AT 3:00 P.M. AND BY PUBLIC ANNOUNCEMENT CONTINUED TO FRIDAY, MAY 31, 2013 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 **U.S. BANK NATIONAL ASSOCIATION AS SUCCESSOR BY MERGER OF U.S. BANK NATIONAL ASSOCIATION ND, 205 W. 4TH STREET, SUITE 500, CINCINNATI, OH 45201**, submitted the highest and best bid in the amount of **$ 114,495.30** .

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES**, Substitute Trustee, do hereby sell, transfer and convey to **U.S. BANK NATIONAL ASSOCIATION**, 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:

THIS PROPERTY IS KNOWN AS: 2618 EDGE-O-LAKE DRIVE, NASHVILLE, TN 37217, DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 380 ON THE PLAN OF EDGE-O-LAKE ESTATES, SECTION 6, AS OF RECORD IN BOOK 3700, PAGE 15, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT FRONTS 80 FEET ON THE NORTH SIDE OF EDGE-O-LAKE DRIVE AND RUNS BACK 142.79 FEET ON THE EAST LINE AND 149.74 FEET ON THE WEST LINE, TO A DEAD LINE IN THE REAR, WHICH IS A BROKEN LINE, ON WHICH IT MEASURES 92.39 FEET.

BEING THE SAME PROPERTY CONVEYED TO JOHN EDWARD HODGE, III AND ROLINE HODGE, HUSBAND AND WIFE, BY DEED DATED NOVEMBER 24, 2006 OF RECORD IN INSTRUMENT NO. 20061207-0151479, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 2618 EDGE-O-LAKE DRIVE, NASHVILLE, TENNESSEE 37217.

I, **J. PHILLIP JONES**, Substitute Trustee, convey to **U.S. BANK NATIONAL ASSOCIATION,** 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 **MAY 31, 2013.**

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 **MAY 31, 2013.**

Notary Public

My Commission Expires: 10.18.16

JESSICA BINKLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires October 18, 2016

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whicheveris greater for this transfer is $ **114,495.30**

Affiant

Subscribed and sworn to before me, this **31ST day of MAY, 2013.**

Notary Public

My Commission Expires: 10.18.16

JESSICA BINKLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires October 18, 2016

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