This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
1800 HAYES STREET
NASHVILLE, TN 37203
PARCEL ID: 059 13 0 151.00
280 HAYNES PARK DRIVE
NASHVILLE, TN 37218

NO MORTGAGE
New Owner - Send Tax Bills:
DAN HEICHELBECH
728 STILL POND ROAD
COLUMBIA, TN 38401

Davidson County DEEDTRS
Recvd: 10/15/13 13:40 3 pgs
Fees:18.00 Taxes:148.00
20131015-0107755

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on **OCTOBER 13, 2006, EMMETT JAMES HOUSE OR BILL R. MCLAUGHLIN** was named Trustee in a Deed of Trust of even date executed by **NEACOLE M. O'NEAL, A/K/A NEACOLE MARQUICE ONEAL, A MARRIED PERSON (JOINED BY SPOUSE, LAMON T. O'NEAL)**, conveying to them as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$100,000.00**, principal, said Deed of Trust being recorded in **INSTRUMENT NO. 20061019-0129995,** in the Register's Office for **DAVIDSON** County, Tennessee; and

IF applicable the notice required by T.C.A. 35-5-117 et seq. having been met and whereas, **J. PHILLIP JONES** was appointed Substitute Trustee under said Deed of Trust by instrument of record in **INSTRUMENT NO. 20100727-0058865,** 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: **AUGUST 30, 2013/ SEPTEMBER 6, 2013/ SEPTEMBER 13, 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, OCTOBER 4, 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 **DAN HEICHELBECH, 728 STILL POND ROAD, COLUMBIA, TN 38401,** submitted the highest and best bid in the amount of **$ 40,001.00**.

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES,** Substitute Trustee, do hereby sell, transfer and convey to **DAN HEICHELBECH,** 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. 48, ON THE PLAN OF HAYNES PARK SUBDIVISION, SECTION 3, OF RECORD IN BOOK 4460, PAGE 185, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 48 FRONTS 81 FEET ON THE EASTERLY SIDE OF HAYNES PARK DRIVE AND RUNS BACK BETWEEN LINES 127.11 FEET ON THE SOUTHERLY SIDE AND 126.28 FEET ON THE NORTHERLY SIDE, TO A LINE AT THE REAR ON WHICH IT MEASURES 81.01 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO NEACOLE M. O'NEAL, MARRIED, BY DEED DATED OCTOBER 13, 2006, OF RECORD IN INSTRUMENT NO. 20061019-0129994, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS IS IMPROVED PROPERTY KNOWN AS 280 HAYNES PARK DRIVE, NASHVILLE, TENNESSEE 37218.

I, **J. PHILLIP JONES**, Substitute Trustee, convey to **DAN HEICHELBECH**, 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 referredo and not as an individual.

Witness my hand and official seal at Nashville, Tennessee, on **OCTOBER 4, 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 **OCTOBER 4, 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 **$ 40,001.00**.

Affiant

Subscribed and sworn to before me, this **4TH day of OCTOBER, 2013.**

Notary Public

My Commission Expires: 10-18-16

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

CERTIFIED FOR REMOTE FILING:

I, Michael J. Mills, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Michael J. Mills, attorney at law

State of Tennessee:
County of Davidson

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Michael J. Mills, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the named person, and that he/she executed the foregoing instrument for the purposes therein contained.

Notary Public James C. Smith
My Commission Expires: March 3, 2015

