BILL GARRETT, Davidson County
Trans:T20140008580 DEEDTRS
Recvd: 02/06/14 09:42 4 pgs
Fees:23.00 Taxes:379.18
20140206-0010442

THIS INSTRUMENT
PREPARED BY AND RETURN TO:
Weissman Nowack Curry & Wilco, PC
Attn: Jonathan F. Young, Esq
One Alliance Center, 4th Floor
3500 Lenox Road, NE
Atlanta, GA 30326
(404) 926-4500
WNCW File: 015151-017624

SUCCESSOR TRUSTEE'S DEED

Name/ Address of New Owner:	DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY DEAN WITTER CAPITAL I INC. TRUST 2003-NC3 c/o PMOS, LLC, c/o Ocwen Loan Servicing, LLC 1661 Worthington Road West Palm Beach, FL 33409
Send Tax Bills To:	DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY DEAN WITTER CAPITAL I INC. TRUST 2003-NC3 c/o PMOS, LLC, c/o Ocwen Loan Servicing, LLC 1661 Worthington Road West Palm Beach, FL 33409
Property Address and Map-Parcel Numbers:	4037 Matilda Street Nashville, TN 37207 04104003200

WHEREAS, by Deed of Trust dated given by Elizabeth M. Sawyer and in favor of TITLE ENTERPRISES, as Trustee for NEW CENTURY MORTGAGE CORPORATION, dated December 18, 2002, and recorded on December 26, 2002 at Instrument Number 20021226-0158634, Register's Office for Davidson County, Tennessee, the Borrower therein conveyed to the Trustee therein the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed Weissman Nowack Curry & Wilco, PC as Successor Trustee by instrument recorded at Instrument Number 20120217-0013978, said Register's Office;

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust;

WHEREAS, in the pursuance of said request of said beneficiary, the said property was advertised for sale by the undersigned, in conformity with the terms and provisions of said Deed

of Trust, by which advertisement the sale was appointed to be held on January 07, 2014 at the county courthouse in Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement as may have been modified pursuant to said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY DEAN WITTER CAPITAL I INC. TRUST 2003-NC3 ("Grantee") was the highest and best bidder and became the purchaser of said property at and for the sum of $102,481.04.

NOW, THEREFORE, in consideration of the premises, the undersigned, as Successor Trustee, does hereby grant, bargain, sell and convey to the said Grantee, in fee simple forever, the property above mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit ("Property"):

A CERTAIN TRACT OR PARCEL OF LAND LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 45 OF DALEMERE SUBDIVISION, SECTION 3, OF RECORD IN BOOK 3300, PAGE 6, REGISTER'S OFFICE FOR SAID COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN IN THE EASTERLY MARGIN OF MATILDA STREET APPROXIMATELY 186 FEET NORTH OF THE INTERSECTION OF MATILDA STREET WITH CHERBRON DRIVE; THENCE SOUTH 86° 45' EAST 190 FEET TO A CONCRETE MONUMENT; THENCE NORTH 34° 41' 30" EAST 152 FEET TO AN IRON PIN; THENCE NORTH 67° 15' 30" WEST, 247.5 FEET TO AN IRON PIN IN THE EASTERLY MARGIN OF MATILDA STREET; THENCE SOUTHERLY ALONG SAID EASTERLY MARGIN OF MATILDA STREET 207.35 FEET TO A CONCRETE MONUMENT; THENCE THROUGH SAID CONCRETE MONUMENT, CONTINUING WITH SAID MARGIN 9 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO ELIZABETH M. SAWYER BY QUITCLAIM DEED FROM WENDY GLASGOW DATED JULY 2, 1998 AND RECORDED JULY 6, 1998, IN QUICLAIM BOOK 11006, PAGE 723, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO ANY AND ALL ZONING REGULATIONS, BUILDING RESTRICTONS AND SETBACK LINES, IF ANY, AND EASEMENTS AND RIGHTS FOR PUBLIC UTILITIES APPLICABLE TO THIS PROPERTY.

The Property is conveyed free from all legal, statutory and equitable rights of redemption, and all other rights or exemptions of every kind, all of which are expressly waived in the Deed of Trust.

Grantee hereunder accepts title to the Property and all improvements thereon in an AS IS WHERE IS condition, and without representation or warranty from Successor Trustee as to any matter whatsoever.

Said Property is conveyed subject to any unpaid taxes, mortgages, liens, encumbrances, easements, restrictions and other matters of record or otherwise that are prior in right to the lien of the said Deed of Trust.

IN WITNESS WHEREOF, Successor Trustee has caused this instrument to be executed this 21st day of January, 2014.

Weissman Nowack Curry & Wilco, PC, Successor Trustee

By: _____

Jonathan F. Young, Authorized Signatory

STATE OF GEORGIA)
COUNTY OF FULTON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Jonathan F. Young, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and upon oath, acknowledged such person be an Authorized Signatory (or other officer authorized to execute the instrument) of Weissman Nowack Curry & Wilco, PC, the within named bargainor, a corporation, and that such Authorized Signatory or other officer in such capacity executed the foregoing instrument for the purpose therein contained by personally signing in the name of such corporation as its Authorized Signatory or other officer as indentified above.

WITNESS my hand and seal, at office this 27th day of January, 2014.

Notary Public

My commission expires: 7/14-15



STATE OF GEORGIA)

COUNTY OF FULTON)

The actual consideration or value of the property is $102,481.04.

Affiant

Subscribed and sworn to before me this 27th day of January, 2014.

Notary Public

My commission expires: 7/14-15

