This instrument prepared by:
WEISS SPICER CASH PLLC
Attorney at Law
208 Adams Avenue
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901-526-8296
WSC 1701-100484-FC

BILL GARRETT, Davidson County
Trans:T20140033460 DEEDTRS
Recvd: 05/14/14 10:32 2 pgs
Fees:13.00 Taxes:288.60
20140514-0041283

Tennessee
Map # 164-16-0A-027.00CO

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated October 5, 2001, and recorded in Register's Instrument No. 20011010-0110368 in the Register's Office of Davidson County, Tennessee, Sandra E. Gilbert, an unmarried person, conveyed to Gregg S. Murphy, Trustee(s), 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, the holder of the debt secured appointed the undersigned as Substitute Trustee by instrument of record in Register's Instrument No. 20140402-0027075 in the Register's Office of said County; and,

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; and,

WHEREAS, in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust by which advertisement the sale was appointed to be held on May 1, 2014, at the Auction.com Room at the Schermerhorn Symphony Center, One Symphony Place, Nashville, TN 37201 of Davidson County, Tennessee; and,

WHEREAS, at the time and place mentioned in said advertisement the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which sale Cumberland Property Investments, whose address is 5008 Ashby Dr. , Brentwood, TN 37027 being the highest and best bidder, became the purchaser of said property at and for the sum of SEVENTY EIGHT THOUSAND AND NO/100'S DOLLARS; and,

WHEREAS, the purchaser, has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the amount of its bid.

NOW, THEREFORE, in consideration of the premises and the payment by Cumberland Property Investments of the sum of money so paid, receipt of which payment is hereby acknowledged, the undersigned, Arnold M. Weiss, as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Cumberland Property Investments, its successors and assigns in fee simple forever, the property above mentioned and now further described as being in, County of Davidson, State of Tennessee, to-wit:

Land in the 2nd Civil District of Davidson County, Tennessee, described as follows: BEING Lot No. 191 on the plan of Meadow Woods, Section Two, of record in Instrument No. 2000 030900 24168, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more particular description thereof.

THIS CONVEYANCE is subject to all restrictions, easements, setback lines, and encumbrances of record in the Register's Office for the aforesaid county.

Sandra E. Gilbert, (his/her/their) heirs and assigns, obtained title to the above referenced real estate by Deed of record in Register's Instrument No. 20131118-0118725, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes.

If the original Trustee's sale date was postponed in accordance with TCA 35-5-101(f), all announcements and notifications were made as required therein

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Cumberland Property Investments, its successors and and assigns in fee simple forever, to whom the said Arnold M. Weiss, Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

Whenever used, the singular number shall include the plural, the plural the singular, the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the said Arnold M. Weiss, Substitute Trustee, has on May 1, 2014 hereunto set his hand and seal.

ARNOLD M. WEISS, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF SHELBY

On May 1, 2014 before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared Arnold M. Weiss to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as Substitute Trustee and as his free act and deed.

WITNESS my hand and Notarial Seal at office the day and year above written.

NOTARY PUBLIC

DIXIE CHAMBERS
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Commission Expires 08-01-2016

My Commission Expires:

State Tax $
Clerk's Fee $

TOTAL $

PROPERTY ADDRESS
405 Terrapin Trail,
Antioch, TN 37013-1540

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Cumberland Property Investments
5008 Ashby Dr.
Brentwood TN 37027

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STATE OF TENNESSEE – COUNTY OF Williamson
THE ACTUAL CONSIDERATION OF TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $78,000.00
AFFIANT Cumberland Property Investments
SUBSCRIBED AND SWORN TO BEFORE ME, May 1, 2014
NOTARY PUBLIC Timothy Allan Beekman II
MY COMMISSION EXPIRES 01-07-17

TIMOTHY ALLAN BEEKMAN II
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Commission Expires January 7, 2017