RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Richard Hodges

GRANTEE(s)
Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3

This Instrument Prepared By:
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Davidson County DEEDTRS
Recvd: 05/22/14 15:47 8 pgs
Fees:43.00 Taxes:499.50
20140522-0044394

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated July 6, 2007 and recorded July 18, 2007, as Instrument No. 20070718-0085387 in the Register's Office of Davidson County, Tennessee, Richard O. Hodges conveyed to Andrew C. Rambo, as Trustee for Mortgage Electronic Registration Systems, Inc, as nominee for First Community Mortgage, Inc., its successors and assigns, 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, Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3 has appointed **Wilson & Associates, PLLC**, Successor Trustee by instrument of record recorded on May 7, 2014 as Instrument No. 20140507-0038836 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 Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3 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 April 18, 2014 and was advertised a total of three times, prior to actual sale date; and

WHEREAS, pursuant to said advertisement and notice, on May 14, 2014 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 Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3, at and for the sum of $135,000.00, that being the highest and best bid offered; 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 Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3 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 said Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennesse, being Lot Number 431 on the Plan of Bellshire Estates, Section B, of record in Book 2331, Page 129, Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning at a point in the Northerly margin of Banbury Drive, the common corner of Lots 431 and 433; thence with the line between said lots, Northwardly 147.1 feet to a point, a common cornet of Lots 431 and 441; thence with the line between said lots, Westwardly 140 feet to a point in the Easterly margin of Dumbarton Drive; thence with the margin of same, Southwardly 125.3 feet to a point, the beginning of a curve; thence Southeastwardly around said curve with a radius of 25 feet, 39.3 feet to a point in the Northerly margin of Banbury Drive, thence with the margin of the same, Eastwardly 128 feet to the point of beginning.
>
> Being the same property conveyed to Richard Hodges by Quitclaim deed recorded December 21, 1988 , at Book 7733, Page 783, Register's Office for Davidson County, Tennessee.

Commonly known as: 3928 Dumbarton Drive, Nashville, Tennessee 37207.

Tax Parcel No.: 041 11 0 031.00

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 Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 20 day of May, 2014.

Wilson & Associates, PLLC

By: _____
Kristin A. Camp, Attorney
Wilson & Associates, PLLC
TN Bar #30689

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Kristin A. Camp, 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 20 day of May, 2014.

BRITTANY SIMS Comm. No. 12390928 NOTARY PUBLIC My Comm. Exp. 10-12-2022 SALINE CO., ARKANSAS

_____
Notary Public

My Commission Expires: 10/12/22

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 $135,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

EXECUTED on this 20 day of May, 2014

Wilson & Associates, PLLC

By: _____
Kristin A. Camp, Attorney
Wilson & Associates, PLLC
TN Bar #30689

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Kristin A. Camp, 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 20 day of May, 2019.

BRITTANY SIMS Comm. No. 12390928 NOTARY PUBLIC My Comm. Exp. 10-12-2022 SALINE CO., ARKANSAS

Notary Public

My Commission Expires: 10/12/22

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Christiana Trust, a division of Wilmington Savings Fund Society, FSB, not in its individual capacity but as Trustee of ARLP Trust 3
The Forum, Tower C, 10th Floor
1655 Palm Beach Lakes Blvd.
West Palm Beach, FL 33401

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 July 6, 2007, recorded July 18, 2007, as Instrument No. 20070718-0085387 in the Register's Office of Davidson County, Tennessee, executed by Richard O. Hodges in favor of Mortgage Electronic Registration Systems, Inc, as nominee for First Community Mortgage, Inc., its successors and assigns to secure the payment of a deed of trust note to Mortgage Electronic Registration Systems, Inc, as nominee for First Community Mortgage, Inc., its successors and assigns.

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 twelve (12) 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, and therefore enforcement of the same is not subject to the provisions of the SCRA. See attached Department of Defense, DMDC status report.

3. As such, foreclosure of this property will not be subject to the provisions of 50 U.S.C. §501, *et seq.* (the Servicemembers Civil Relief Act).

FURTHER AFFIANT SAYETH NOT.

DATED this 20 day of May, 2014.

Wilson & Associates, PLLC

By: _____
Kristin A. Camp, Attorney
Wilson & Associates, PLLC
TN Bar #30689

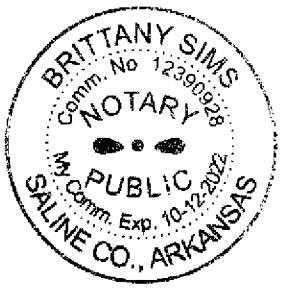
ACKNOWLEDGMENT

STATE OF Arkansas

COUNTY OF Pulaski

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Kristin A. Camp, 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 10 day of May, 2014.



Brittany Sims
Notary Public

My Commission Expires: 10/12/22

DServiceMembersAffidavitTN_lsmith_140514_1621

Department of Defense Manpower Data Center

Results as of : May-20-2014 01:20:19 AM

SCRA 3.0

Status Report
Pursuant to Servicemembers Civil Relief Act

Last Name: HODGES
First Name: RICHARD
Middle Name: O
Active Duty Status As Of: May-20-2014

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	**$210.00**
Second Insertion	**210.00**
Third Insertion	**210.00**
Total	**$630.00**

NOTICE OF TRUSTEE'S SALE

WHEREAS, default has occurred in the performance of the agreements, terms, and conditions contained in that Deed of Trust dated July 2007, and the Deed of Trust of even date being the same recorded July 18, 2007, instrument No. 20070718-0080380, in Book of the Register of Deeds for Davidson County, Tennessee, executed by Richard O. Hodges, conveying certain property therein described to Andrew L. Pardue as Trustee for Mortgage Electronic Registration Systems, Inc., as nominee for First Community Mortgage, its successors and assigns; and the undersigned, Wilson & Associates, P.L.L.C., being now appointed Successor Trustee.

NOW, THEREFORE, notice is hereby given that Wilson & Associates, P.L.C., successor trustee and/or agent of substitute trustee, will, on May 14, 2014 on or about 10:00 A.M., the Doggett Creek Grand, Nashville, Tennessee, offer for sale certain property hereinafter described to the highest bidder FOR cash, the proceeds of the sale of which will be paid to or by the purchaser at the conclusion of the sale or as soon thereafter as may be approved by the Successor Trustee. The sale is free from all encumbrances which are senior in lien to 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 Number 432, on the Plan of Subdivision known as Section 5, of record in Book 6332, Page 188, Register's Office for Davidson County, Tennessee, described as follows: beginning at a point in the Northerly margin of Bonsary Drive, the Southeast corner of Lots 431 and 432; thence with the line between said lots, Northwardly 147.1 feet to a point, a common corner of Lots 432 and 433; thence with the line between said lots, Westwardly 140 feet to a point in the Easterly margin of Dumbarton Drive; thence with the margin of same, Southwardly 126.3 feet to a point, the beginning of a curve; thence Southeastwardly around said curve with a radius of 25 feet, 39.3 feet to a point in the Northerly margin of Bonsary Drive; thence with the margin of the same, Eastwardly 128 feet to the point of beginning.

ALSO KNOWN AS: 2625 Dumbarton Drive, Nashville, Tennessee 37207

This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any zoning ordinances; any right of redemption of any governmental agency, state or federal; any prior liens or encumbrances as set forth by any applicable statute; or 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: Richard O. Hodges, Metropolitan Government of Nashville, Davidson County, Summit Bank, Capital One Bank (USA), N.A.

The sale date pursuant to this notice may be extended at the Successor Trustee's option and for 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 of the sale set forth above. **Wilson & Associates, P.L.L.C.**

DATED April 7, 2014

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

FOR SALE INFORMATION, VISIT WWW.MYFORECLOSURE.COM and WWW.REALTYTRAC.COM

Apr. 18, 25, May 2, 2014 182263

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, Dickson, Wilson, Robertson, Rutherford, Sumner and Montgomery counties in Tennessee, states that the hereto attached publication appeared in the NASHVILLE LEDGER on the following dates:

April 18, 2014
April 25, 2014
May 2, 2014

THE WESTVIEW NEWSPAPER, LLC dba/ NASHVILLE LEDGER

By: _____
Catron J. Kerr, Administrative Assistant

STATE OF TENNESSEE

On this 2nd day of **May 2014,** the individual above appeared before me, personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn did say that she is an authorized agent of the corporation (or association) of The Westview Newspaper, LLC, that the 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.

This legal notice was published online at www.nashvilleledger.com and www.publicnoticeads.com/tn for the duration of the run dates listed above. This publication fully complies with Tennessee Code Annotated – 1-3-120.

WITNESS my hand and Official Seal at office this 2nd day of **May 2014.**

_____
Notary Public

FPS

True Copy Certification

I, Jera Mossalli, 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.

Signature

State of Arkansas

County of Pulaski

Personally appeared before me, Kristi Smith, a notary public for this county and state, Jera Mossalli, acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 3-11-15
Notary' Seal (if on paper)

Kristi L. Smith
County Of Pulaski
Notary Public - Arkansas
My Commission Exp. 03/11/2015