Address New Owner:
Don Bass Family Partnership, LP
4811 Lebanon Pike
Suite 101
Hermitage, TN 37076

This instrument prepared by:
Lee & Lee Attorneys at Law, P.C.
109 East Gay Street
Lebanon, TN 37087

SEND TAX BILLS TO:
owner

Map: 075 Group: 08-0-A Parcel: 087.00CO

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, a default occurred under the terms and conditions provided for in a Deed of Trust dated July 17, 2008, executed by Edward W. Gilliland and Doretha F. Williams to James L. Fuqua, Jr., Trustee, of record in Instrument No. 20080721-0074245, Register's Office for Davidson County, Tennessee (the "Deed of Trust"); and

WHEREAS, Kyle B. Heckman having been appointed Substitute Trustee in the place and stead of James L. Fuqua, Jr., Trustee, the said appointment of record in Instrument No. 20140506-0038298, Register's Office for Davidson County, Tennessee; and

WHEREAS, the Deed of Trust covers real property located in Davidson County, Tennessee, known as 188 Brooke Castle Drive, Hermitage, TN 37076, and described with greater particularity in **Exhibit A**, attached and incorporated by reference (hereinafter the "Real Property").

WHEREAS, The Don Bass Family Partnership, L.P. is the owner and holder of the indebtedness secured by said Deed of Trust, and as such is authorized the above-referenced Substitute Trustee to act in accordance with the powers given the Trustee in the Deed of Trust to foreclose on the Real Property; and

WHEREAS, Kyle B. Heckman, Substitute Trustee, caused the Real Property to be advertised in accordance with the provisions of said Deed of Trust, advertising that said Real Property would be sold at 2:00 o'clock P.M. on July 31st, 2014, at the front door of the Davidson County Courthouse, Nashville, Tennessee, to be knocked off and sold to the highest, best and last bidder for cash, subject to any and all mortgages, liens, claims, rights, and unpaid taxes of whatever nature which may be liens against the Real Property, and sold "**As Is**" concerning the condition of the Real Property; and

WHEREAS, the Substitute Trustee appeared and offered the Real Property for sale at public outcry and the highest, best and last bid received was the sum of $70,000.00 from Don Bass Family Partnership, L.P. (hereinafter referred to as the "Grantee"), and said Real Property was knocked off and sold to the Grantee for said amount;

BILL GARRETT, Davidson County
Trans:T20140062253 DEEDTRS
Recvd: 08/22/14 09:50 4 pgs
Fees:23.00 Taxes:259.00
20140822-0076618

NOW, THEREFORE, in consideration of the premises, the sum of $70,000.00 cash in hand paid by Grantee, and for other valuable consideration, the receipt and sufficiency of which were acknowledged, I, **Kyle B. Heckman, Substitute Trustee**, has this day bargained and sold and, by these presents, does transfer and convey the Real Property, as described above and in Exhibit A, to **Don Bass Family Partnership, L.P.**, its heirs and assigns.

To have and to hold the Real Property with the appurtenances, estate, title and interest thereto belonging to the Grantee, his/her heirs and assigns forever.

The Substitute Trustee conveys said Real Property subject to all mortgages, liens, claims, rights and any and all unpaid taxes of whatever nature that may be liens against it. It is the intention of the Substitute Trustee to convey to Grantee no greater title in the subject Real Property than he received as Substitute Trustee.

This sale is also subject to, among other things, all matters shown on any applicable recorded Plat or Plan; any unpaid city and county taxes which exist as a lien against the Real Property, and city and county taxes for the current year; any restrictive covenants, easements or setback lines that may be applicable; any statutory rights of redemption not otherwise waived in the Deed of Trust, including rights of redemption of any governmental agency, state or federal; and any prior encumbrances that may exist against the Real Property. This sale is also subject to any matter that an accurate survey of the Real Property might disclose.

The notice to the United States required by 26 U.S.C. Section 7425(b) has been timely given, that the sale of the land thus advertised will be subject to the right of the United States to redeem the land as provided for in 26 U.S.C. Section 7425(d)(1).

Witness my hand this 8th day of August, 2014.

Substitute Trustee

Kyle B. Heckman, Substitute Trustee

STATE OF TENNESSEE
COUNTY OF WILSON

Personally appeared before me, the undersigned, a Notary Public of this County, **Kyle B. Heckman, Substitute Trustee**, the within named bargainor, 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 in his capacity as Substitute Trustee.

Witness my hand, at office, this 8th day of August, 2014.

AMANDA STACY NOTARY PUBLIC STATE OF TENNESSEE

NOTARY PUBLIC
My Commission Expires: 9-10-16

STATE OF TENNESSEE
COUNTY OF WILSON

The actual consideration or value, whichever is greater, for this transfer is $70,000.00.

Harry D Bess
AFFIANT

Subscribed and sworn to before me on this 18th day of August 2014.

Susan Frensley Newton
NOTARY PUBLIC
My Commission Expires: 9-11-17

SUSAN FRENSLEY NEWTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: SEPTEMBER 11, 2017

EXHIBIT "A"

Certain real property situated in Davidson County, Tennessee, described as follows:

MAP 075 GROUP 08-0-A PARCEL 087.00CO

Unit No. 188, in a horizontal property regime of Brooke Castle Condominiums of record in Plat Book 6250, Page 627, and as amended by instrument of record in Book 6727, Page 762, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Edward W. Gilliland and Doretha F. Williams by deed from The Don Bass Family Partnership, LP, dated July 17, 2008, and being recorded in Instrument No. 20080721-0074244.

Subject property has the address of 188 Brooke Castle Drive, Hermitage, TN 37076.