BILL GARRETT, Davidson County
Trans:T20140083545 DEEDTRS
Recvd: 11/05/14 11:03 3 pgs
Fees:18.00 Taxes:193.19
20141105-0102192

SUCCESSOR TRUSTEE'S DEED

STATE OF ARKANSAS)
COUNTY OF PULASKI)

The actual consideration or value, whichever is greater, for this transfer is $52,213.47

Robert S. Coleman, Jr.

Subscribed and sworn before me this the 3rd day of NOVEMBER, 2014.

Notary Public

My commission expires: _____

SHEILA HUDON
MY COMMISSION # 12398539
EXPIRES: May 3, 2024
Faulkner County

This instrument was prepared by:
Robert S. Coleman, Jr.
1405 North Pierce, Suite 306
Little Rock, Arkansas 72207

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Bank of America N.A. C/o Bank of America, N.A. 400 National Way Simi Valley, CA 93065 800-669-6607	Bank of America N.A. C/o Bank of America, N.A. 400 National Way Simi Valley, CA 93065 800-669-6607	Parcel No.: 084-10-0-060.00

WHEREAS, CONNIE SUE SHERRILL f/k/a CONNIE SUE STANFILL, by Deed of Trust (the "Deed of Trust") dated August 18, 1999, of record in Book 11634 at page No. 933 and as Instrument No. 0628543, in the Register's office for Davidson County, Tennessee, conveyed to TIM, INC, as Trustee, the hereinafter described real property to secure the payment of a certain Deed of Trust Note (the "Note") described in the Deed of Trust, which note was payable to Bank of America, NA;

WHEREAS, the undersigned was appointed as Successor Trustee by the owner and holder of the Note by instrument of record as Instrument No. 20140609-0049698 in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Deed of Trust demanded that the Successor Trustee foreclose the Deed of Trust; and

WHEREAS, pursuant to instructions of the owner and holder, the Successor Trustee advertised said property for sale in accordance with the terms and provisions of the Deed of Trust, notices of the time and place of said sale having been published in the Davidson A.M. on August 22, 2014; August 29, 2014 and September 5, 2014; and

WHEREAS, the Successor Trustee, as required by the terms of the Deed of Trust, offered for sale to the highest bidder for cash, at public outcry, at the front door of the Davidson County Courthouse in Nashville, Tennessee, at 11:00 a.m. On September 12, 2014, and Bank of America N.A. (hereafter "Grantee") being the highest and best bidder thereof, became the Buyer of said property for the sum of Fifty Two Thousand Two Hundred Thirteen Dollars and 47/100 ($52,213.47).

NOW THEREFORE, Robert S. Coleman, Jr., in his capacity as Successor Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantee, its successors, successors and assigns, certain real property located in NASHVILLE, Davidson County, Tennessee, more particularly described as follows:

SITUATED IN DAVIDSON COUNTY, TN.
ALL THAT PIECE, PARCEL OR LOT OF LAND SITUATE, LYING AND BEING IN DAVIDSON COUNTY, TN AND KNOWN AND DESIGNATED AT LOT NO. 1, RESUBDIVISION OF LOTS 82 AND 83, DONELSON MEADOWS, SECTION 2, RECORDED IN BOOK 7900, PAGE 284, OF THE DAVIDSON COUTNY REGISTER OF DEEDS OFFICE, REFERENCE TO WHICH IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.
BEING THE SAME PROPERTY CONVEYED FROM ROBERT MILTON LARGE AND WIFE, LAVANCY CLEVENGER LARGE TO CALVIN D. STANFILL AND WIFE, CONNIE SUE STANFILL BY DEED DATED 08/27/93 AND RECORDED 09/02/93 IN BOOK 9068, PAGE 412 OF THE PUBLIC RECORDS OF DAVIDSON COUNTY, TN.
BEING THE SAME PROPERTY CONVEYED FROM CALVIN DAVID STANFILL TO CONNIE SUE STANFILL BY DEED DATED 08/31/98 AND RECORDED 11/13/98 IN BOOK 11203, PAGE 639 OF THE PUBLIC RECORDS OF DAVIDSON COUNTY, TN.
TAX MAP REFERENCE: 84-10 60.00

This is improved property known as: 2104 BROOKVIEW DR, NASHVILLE, TN 37214

TO HAVE AND TO HOLD the aforesaid property free from all legal and equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Deed of Trust, in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey same. Robert S. Coleman, Jr., as Successor Trustee, and not otherwise, warrants the title to said property to the Grantee, its successors, heirs and assigns against lawful claims of all persons claiming by, through or under it, but not otherwise.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 3rd day of November 2014 at 8:00 a.m. CDT.

Robert S. Coleman, Jr.
Successor Trustee

STATE OF ARKANSAS)
COUNTY OF PULASKI)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state. ROBERT S. COLEMAN, JR., with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the SUCCESSOR TRUSTEE of the holder (or a constituent of the holder) and is authorized by the holder (or by its constituent, the constituent being authorized by the holder) to execute this instrument on behalf of the holder.

Witness my hand, at Little Rock, Arkansas, this 3rd day of November, 2014 at 8:00 A.m. CDT.

My commission expires: _____

Notary Public

