RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
David P. Berge, Donald J. Berge, and Martha T. Berge

GRANTEE(s)
Brittany Maynard

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

BILL GARRETT, Davidson County
Trans:T20150009951 DEEDTRS
Recvd: 02/09/15 11:48 2 pgs
Fees:13.00 Taxes:398.27
20150209-0011833

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated October 25, 2010 and recorded November 4, 2010, as Instrument No. 20101104-0088699 in the Register's Office of Davidson County, Tennessee, Donald J. Berge, Martha T. Berge and David P. Berge conveyed to Robert L. Crawford, as Trustee for Mortgage Electronic Registration Systems, Inc., as nominee for Evolve Bank & Trust, a Arkansas Banking Corporation, 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, Wells Fargo Bank, NA has appointed **Wilson & Associates, PLLC**, Successor Trustee by instrument of record recorded on July 8, 2014 on Instrument Number 20140708-0059742 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 Wells Fargo Bank, NA 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 June 27, 2014 and was advertised a total of three times, prior to actual sale date; and announcing the scheduled sale date of August 28, 2014; and on said date the sale was announced to be postponed to September 25, 2014; and on said date the sale was announced to be postponed to October 30, 2014; and

WHEREAS, pursuant to said advertisement and notice, on October 30, 2014 at the Schermerhorn Symphony Center, One Symphony Place, Nashville, TN 37201 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 Brittany Maynard, at and for the sum of $107,641.00, 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 Brittany Maynard 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 Brittany Maynard, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

Unit 14D, Tract Two, Phase Two, Villas of Belle Parke, as shown in Master Deed of record in Instrument Number 20020722-0087814 and as amended in Master Deed of record in Instrument Number 20040218-0018915, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to David P. Berge, Donald J. Berge, and Martha T. Berge by Warranty Deed recorded June 24, 2005 , as Instrument No. 20050624-0072931, Register's Office for Davidson County, Tennessee.

Commonly known as: 1345 Bell Road
Unit No. 454, Antioch, Tennessee 37013-6709.

Tax Parcel No.: 162 120B 076.00

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 Brittany Maynard, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 07 day of November, 2014.

Wilson & Associates, PLLC

By: _____
Kristin A. Camp
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 7th day of November, 2014.

TERESA A. HAYES COM. EXP. NOTARY PUBLIC 2-21-2015 SALINE COUNTY ARKANSAS

_____
Notary Public
My Commission Expires: 2-21-2015

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 $$107,641.00, 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 _____ day of _____, _____

_____
Brittany Maynard

ACKNOWLEDGMENT

STATE OF _____
COUNTY OF _____

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, _____, with who I am personally acquainted, and whom acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office in _____ this _____ day of _____, _____.

_____
Notary Public
My Commission Expires: _____

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Brittany Maynard
6506 Saunersville Road
Mount Juliet, TN 37122

FHA No. 483-456451-9

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 107,641
B Maynard, Affiant
Subscribed and sworn before me this the
9th Day of February, 2015
S. Chandler Deputy Register