This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
1800 HAYES STREET
NASHVILLE, TN 37203
**PARCEL ID 149 02 0B 148.00**
**931 STRAND FLEET DR.**
**ANTIOCH, TENNESSEE 37013**

NO MORTGAGE
New Owner - Send Tax Bills:
**JANE SHEN AND EDWARD L. ATKINSON**
**6887 WALNUT HILLS DRIVE**
**BRENTWOOD, TENNESSEE 37027**

**SUBSTITUTE TRUSTEE'S DEED**

WHEREAS, on **SEPTEMBER 30, 1998, DANIEL W. SMALL,** was named Trustee in a Deed of Trust of even date executed by **AUTUMN EVERETT, UNMARRIED (N/K/A AUTUMN PRATHER),** conveying to them as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of **$69,939.00** principal, said Deed of Trust being recorded in **BOOK 11142, PAGE 939,** in the Register's Office for **DAVIDSON** County, Tennessee; and

If applicable the notice required by T.C.A. 35-5-101 et seq. having been met and whereas, **J. PHILLIP JONES AND/OR JESSICA D. BINKLEY**, either of whom may act, were appointed Substitute Trustee under said Deed of Trust by instrument of record in **INSTRUMENT NO. 20150504-00397673,** in the Register's Office for **DAVIDSON** County, Tennessee; I, **J. PHILLIP JONES,** Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in me as such Substitute Trustee in said Deed of Trust advertised the said real estate as required by law, and by the terms of said Deed of Trust by giving twenty-one (21) days notice by three (3) successive publications, namely of: **JUNE 10, 2015/ JUNE 17, 2015/ JUNE 24, 2015** in **ALL TENNESSEAN,** a newspaper of general circulation in **DAVIDSON** County, Tennessee, said sale to be for cash and in bar of the equities of redemption, dower and homestead, as provided in said Deed of Trust.

PURSUANT to said advertisement **THURSDAY, AUGUST 6, 2015 AT 10:00 A.M., AT THE FRONT ENTRANCE OF THE HISTORIC DAVIDSON COUNTY COURTHOUSE, ONE PUBLIC SQUARE, NASHVILLE, DAVIDSON COUNTY, TENNESSEE,** I, **J. PHILLIP JONES,** individually or by and through his agent, as said Substitute Trustee, offered for sale at public outcry to the highest and best bidder, the real estate hereinafter described for cash and in bar of the herein above mentioned equities as provided in said Deed of Trust, at which time **JANE SHEN AND EDWARD L. ATKINSON** submitted the highest and best bid in the amount of **$49,000.00**

NOW THEREFORE, in consideration of the premises, I, **J. PHILLIP JONES,** Substitute Trustee, do hereby sell, transfer and convey to **JANE SHEN AND EDWARD L. ATKINSON** its successors and assigns in fee simple, and in bar of all equities above mentioned, the following described real property, to-wit:

**PROPERTY LOCATED IN THE COUNTY OF DAVIDSON, TENNESSEE:**

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 184B ON THE PLAN OF ZONE LOT DIVISION LOT 181 THRU 186, 192 AND 196 THRU 202 PICCADILLY SQUAREPHASE II, OF RECORD IN BOOK 6250, PAGE 93 AND AMENDED IN BOOK 6900, PAGE 14, SAID REGISTER'S OFFICE.**

**SAID LOT NO. 184B FRONTS 32.33 FEET ON THE NORTHEASTERLY MARGIN OF STRAND FLEET DRIVE AND EXTENDS BACK 132.23 FEET ON THE NORTHWESTERLY LINE AND 132.23 FEET ON THE SOUTHEASTERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 32.61 FEET THEREON.**

**BEING THE SAME PROPERTY CONVEYED BY DEED OF EVEN DATE AND BEING RECORDED SIMULTANEOUSLY HEREWITH.**

**BEING THE SAME PROPERTY CONVEYED TO AUTUMN EVERETT, BY WARRANTY DEED DATED SEPTEMBER 30, 1998, OF RECORD IN BOOK 11142, PAGE 935, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.**

**THIS IS IMPROVED PROPERTY KNOWN AS 931 STRAND FLEET DR, ANTIOCH, TENNESSEE 37013.**

BILL GARRETT, Davidson County
Trans:T20150074585 DEEDTRS
Recvd: 09/01/15 16:22 2 pgs
Fees:13.00 Taxes:181.30
20150901-0089001

I, **J. PHILLIP JONES,** Substitute Trustee, convey to **JANE SHEN AND EDWARD L. ATKINSON** all the rights conveyed to me as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as I, as such Substitute Trustee, may lawfully make, all my actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in me under said Deed of Trust herein above referred to and not as an individual.

Substitute Trustee

**J. PHILLIP JONES**
Substitute Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **J. PHILLIP JONES**, Substitute Trustee, 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.

Witness my hand and official seal at office at Nashville, Tennessee on **AUGUST 6, 2015.**

Notary Public

JESSICA BINKLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires October 18, 2016

My Commission Expires: 10.18.16

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is **$49,000.00.**

Affiant

Subscribed and sworn to before me, this **6TH day of AUGUST, 2015.**

Notary Public

JESSICA BINKLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires October 18, 2016

My Commission Expires: 10.18.16

RETURN TO:
J. PHILLIP JONES
1800 HAYES STREET
NASHVILLE, TN 37203