BILL GARRETT, Davidson County
Trans:T20160014240 DEEDTRS
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20160222-0016430

FILE NO.: 14-18160

THIS INSTRUMENT PREPARED BY AND RETURN TO:
BROCK & SCOTT, PLLC
277 MALLORY STATION ROAD
SUITE 115
FRANKLIN, TN 37067

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Angel A. Murray and Bruce Murray conveyed to Nashville Title Insurance Corp as Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. as nominee for Accredited Home Lenders, Inc., the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth in a Deed of Trust dated November 30, 2004 and recorded on December 13, 2004 in Instrument No. 20041213-0148062, in the Office of the Register of Deeds of Davidson County, Tennessee, and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to **U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust**; and

WHEREAS, U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, being the holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record in Instrument No. 20160115-0004593 in the Office of the Register of Deeds 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 the holder of said Deed of Trust requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, if the original sale date was postponed, such sale was postponed in accordance with the provisions of T.C.A. 35-5-101(f), and all announcements and notifications were made as required therein, and

WHEREAS, at the time and place mentioned in referenced advertisement the undersigned's agent, offered said property for sale at public outcry at the Davidson Courthouse on February 16, 2016 at 10:00AM to the highest and best bidder for cash, at which sale U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, being the best, highest and last bidder, became the purchaser of said property at and for the sum of $141,537.98; and

WHEREAS, U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust; and

NOW, THEREFORE, in consideration of the premises and of payment by U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, Brock & Scott, PLLC, as Substitute Trustee, does hereby grant, bargain, sell and convey unto U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, its/his/her successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

Being Lot No. 12 on the plan of Section 1, Chelsea Village, of record in Plat Book 7900, pages 119 thru 121, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description. Being the same property conveyed to Angel A. Murray, from Lamar E. Dixon, unmarried, by deed on November 29, 2004, of record in Book Instrument Number 20041213-0148061, Register's Office for Davidson County, Tennessee.

Property commonly known as: 805 Lassen Court, Antioch, TN 37013.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust, its/his/her successors and assigns forever, to whom the said, Brock & Scott, PLLC, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under it, as such Substitute Trustee, but not further or otherwise.

IN TESTIMONY WHEREOF, **Attorney Kyle Kotake** of Brock & Scott, PLLC as Trustee, has hereunto set his hand, this 1st day of February, 2016

Brock & Scott, PLLC

By: _____
Brock & Scott, PLLC
Kyle Kotake
Substitute Trustee

STATE OF GEORGIA
COUNTY OF COWETA

Before me, a Notary Public in the State and County aforementioned personally appeared Kyle Kotake, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an Attorney of Brock & Scott, the within named bargainor a PLLC, and that such person as such Attorney executed the forgoing instrument for the purpose therein contained by signing the name of the PLLC by such person as Attorney.

WITNESS my hand and Notarial Seal the day and year above written.

Notary Public

My Commission Expires: _____

LOAN CAO NOTARY EXPIRES GEORGIA JUNE 10, 2019 PUBLIC COWETA COUNTY

STATE OF GEORGIA
COUNTY OF COWETA

I hereby swear or affirm that to the best of my knowledge, belief and information, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $141,537.98, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Kyle Kotake – as Agent

Subscribed and sworn to before me on this 17th day of February, 2016.

Notary Public

My Commission Expires: _____

LOAN CAO NOTARY EXPIRES GEORGIA JUNE 10, 2019 PUBLIC COWETA COUNTY

Brock & Scott File No.: 14-18160
Property Address: 805 Lassen Court, Antioch, TN 37013
Tax Parcel I.D. No.: 149070A01200CO
Property Owner and Tax Notices:
U.S. Bank Trust, N.A., as Trustee for LSF8 Master Participation Trust
c/o Caliber Home Loans
13801 Wireless Way
Oklahoma City, OK 73134