BILL GARRETT, Davidson County
Trans: T20160038788 DEEDTRS
Recvd: 05/10/16 10:48 3 pgs
Fees: 18.00 Taxes: 327.94
20160510-0046246

FILE NO.: 15-24396

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

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Michael N. Montgomery and Brandi L. Montgomery conveyed to Kyle Walters as Trustee for the benefit of Household Financial Center 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 September 23, 2005 and recorded on September 27, 2005 in Instrument No. 20050927-0115777, 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 LSF9 Master Participation Trust**; and

WHEREAS, U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, being the holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at Instrument No. 20160415-0036209 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 May 3, 2016 at 10:00AM to the highest and best bidder for cash, at which sale U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, being the best, highest and last bidder, became the purchaser of said property at and for the sum of $88,632.55; and

WHEREAS, U.S. Bank Trust, N.A., as Trustee for LSF9 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 LSF9 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 LSF9 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:

LAND IN THE 4TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 172 ON THE PLAN OF SECTION 'C', VILLAGES OF OLD HICKORY OF RECORD IN BOOK 1424, PAGE 66, REGISTER'S OFFICE FOR SAID COUNTY. TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED FROM BRAD MONTGOMERY AND KRYSTIN MONTGOMERY, HUSBAND AND WIFE, TO MICHAEL N. MONTGOMERY, UNMARRIED, BY DEED RECORDED 11/03/1997, IN BOOK 10668, AT PAGE 174, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.
TAX MAP OR PARCEL ID NO.: 53-03 82.00

Property commonly known as: 1401 Bryan Street, Old Hickory, TN 37138.

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 LSF9 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 5th day of May, 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.

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

Notary Public

My Commission Expires: _____

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 $88,632.55, 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 9th day of May, 2016.

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

Notary Public

My Commission Expires: _____

Brock & Scott File No.: 15-24396
Property Address: 1401 Bryan Street, Old Hickory, TN 37138
Tax Parcel I.D. No.: 05303008200
Property Owner and Tax Notices:
U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust
c/o Caliber Home Loans, Inc.
13801 Wireless Way
Oklahoma City, OK 73134