Bill Garrett Davidson County
Batch# 24175 DEEDWARR
11/08/2017 03:06:33 PM 2 pgs
Fees: $13.00 Taxes: $303.40
20171108-0115211

Prepared By:
Robert W. Miller
Manier & Herod, P.C.
1201 Demonbreun Street, Suite 900
Nashville, TN 37203

Address New Owner:
Ronald Gunn
113 Drennan Lane
La Vergne, TN 37086

Send Tax Bills To:
Same

Map-Parcel Numbers:
046 00 0 039.00

TRUSTEE'S DEED

FOR AND IN CONSIDERATION of Eighty Two Thousand 00/100 Dollars ($82,000.00) and in accordance with the Order to Sell Properties, dated on June 28, 2017, in the case styled "In Re: REO Holdings, LLC, Debtor." Case No. 16-03349, pending in the United States Bankruptcy Court for the Middle District of Tennessee, **EVA M. LEMEH, CHAPTER 11 TRUSTEE IN THE BANKRUPTCY CASE OF REO HOLDINGS, LLC** (herein the "**Grantor**"), by these presents hereby transfers and conveys unto **RONALD GUNN**, his heirs and assigns, (herein the "**Grantee**"), the following described tract or parcel of land in Davidson County, Tennessee, to wit:

> LAND in Davidson County, Tennessee, being lot no. 362 on the Plan of Haynes Manor, Section 3, of record in Book 4175, page 11, Register's Office for said County.
>
> SAID lot no. 362 fronts 70.0 feet on the southeasterly side of Augusta Drive and extends back 114.2 feet on the northeasterly line and 130.0 feet on the southwesterly line to a dead line in the rear, measuring 94.75 feet thereon.
>
> BEING part of the same property conveyed to Hillsboro Homes, Inc. by deed from Lineberger Development Co., Inc. of record in Book 4349, page 935, Register's Office for Davidson County, Tennessee.

CURRENT SOURCE OF TITLE: 20150302-0017413

TO HAVE AND TO HOLD the said tract of land, together with all the appurtenances, estate, title and interest thereto belonging to the said Grantee and the Grantee's heirs and assigns, forever.

GRANTOR DOES hereby transfer, assign, and convey unto Grantee and the Grantee's heirs and assigns, all of his right, title and interest in and to said property vested in Grantor as Chapter 11 Trustee of the Bankruptcy Estate REO Holdings, LLC, but not further or otherwise.

IN WITNESS WHEREOF, the undersigned has hereunto set his hand on this the 1st day of August, 2017

EVA M. LEMEH, TRUSTEE

1238946

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Brad Childress, a Notary Public of the County and State aforesaid, EVA M. LEMEH, 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 or stamp this the 17th day of August, 2017.

BRAD CHILDRESS NOTARY PUBLIC DAVIDSON COUNTY EXPIRES TENNESSEE Jan 04, 2021

NOTARY PUBLIC

My Commission Expires:

01/04/2021

STATE OF TENNESSEE)

COUNTY OF Davidson)

The actual consideration for this transfer or value of property (whichever is greater) is $82,000.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Grantee or Grantee's Agent

Subscribed and sworn to before me this 17th day of August, 2017.

NOTARY PUBLIC

My Commission Expires:

01/04/2021

BRAD CHILDRESS NOTARY PUBLIC DAVIDSON COUNTY EXPIRES TENNESSEE Jan 04, 2021

1238946