This instrument prepared by:

JERRY A. BRIDENBAUGH
MACKIE WOLF ZIENTZ & MANN, P.C.
5217 MARYLAND WAY, SUITE 404
BRENTWOOD, TN 37027
(615) 238-3630
MWZM NO.: 17-000356-220

NO MORTGAGE
New Owner - Send Tax Bills:
Grantee's Address:
1 Public Homes, LLC
7051 Hwy 70 S #315
Nashville, TN 37221

Bill Garrett Davidson County
Batch# 77287 DEEDTRS
04/09/2018 10:42:44 AM 2 pgs
Fees: $13.00 Taxes: $232.33
20180409-0033136

Tax ID: 07007 0001.00
Property Address: 2625 Old Buena Vista Pike, Nashville, TN 37218

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on November 20, 2014, M Todd Cathy was named Trustee in a Deed of Trust of even date executed by LENORA HEYWARD AND HERMAN HEYWARD, conveying to him/her/it as Trustee the real estate hereinafter described, said Deed of Trust being executed to secure the payment of $150,000.00, principal, said Deed of Trust being recorded as Instrument No. 20141201-0109677 in the real property records of Davidson County Register's Office, Tennessee; and

The notice required by T.C.A. 35-5-101 et seq. having been met and whereas, MACKIE WOLF ZIENTZ & MANN, P.C. was appointed Substitute Trustee under said Deed of Trust by instrument of record **as Instrument No. 20180313-0023873** in the real property records of Davidson County Register's Office, Tennessee; MACKIE WOLF ZIENTZ & MANN, P.C., Substitute Trustee, at the request of the holder of said indebtedness, and under and by virtue of the powers vested in it 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 notice by three (3) successive publications, namely: **01/18/2018, 01/25/2018, 02/01/2018** in 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.

If the U.S. Department of Treasury/IRS, the State of Tennessee Department of Revenue, or the State of Tennessee Department of Labor or Workforce Development are listed as Interested Parties in the advertisement, then the Notice of this foreclosure is being given to them and the Sale will be subject to the applicable governmental entities' right to redeem the property as required by 26 U.S.C. 7425 and T.C.A. §67-1-1433.

PURSUANT to said advertisement on March 22, 2018 on or about 12:00PM local time, at the Davidson County Courthouse, South Main door, One Public Square, Nashville, Tennessee, MACKIE WOLF ZIENTZ & MANN, P.C., individually or by and through its 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 **1 Public Homes, LLC**, submitted the highest and best bid, in the amount of $62,793.04, it being the best and highest bid.

NOW THEREFORE, in consideration of the premises, MACKIE WOLF ZIENTZ & MANN, P.C., Substitute Trustee, does hereby sell, transfer and convey to **1 Public Homes, LLC**, 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:

For reference only this is Property being known as 2625 Old Buena Vista Pike Nashville TN 37218 and being described as follows:

Being part of Lots Nos. 6 and 7 on the unrecorded plan of the subdivision of the J.S. Spurlock Lands, described partly according to a survey made by Z.J. Wilkinson, surveyor, June 17, 1963, as follows:

Beginning on the westerly margin of Old Buena Vista Road at the northeast corner of the property conveyed to John E. Keeton and wife, by deed from M.H. Webb and wife, of record in Book 3643, Page 124, Register`s Office for said County; thence with said Keeton`s northern boundary line South 41 deg. 45 minutes West 498 feet; thence North 14 deg. 15 minutes West 58 feet; thence North 45 deg. 45 minutes East 465 feet to the westerly margin of Old Buena Vista Road; thence with same southerly 50 feet to the beginning.

Being the same property conveyed to Herman Heyward and wife Lenora Heyward by installment deed from M.H. Webb and wife Ida Nell Webb dated 6/20/64 and filed for record on 6/22/64 of record in Book 3769, Page 220, said Register`s Office for said County.

AND being the same property conveyed to Lenora Heyward by Quitclaim Deed from Herman Heyward dated 11-20-14, filed for record 12-01-14, in Instrument#20141201-0109676, Register`s Office, Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 2625 Old Buena Vista Pike, Nashville, TN 37218.

MACKIE WOLF ZIENTZ & MANN, P.C., as Substitute Trustee, convey to **1 Public Homes, LLC**, all the rights conveyed to it as said Substitute Trustee in said Deed of Trust, including such covenants and warranties as it, as such Substitute Trustee, may lawfully make, all its actions in the premises being solely as Substitute Trustee and not otherwise under the power vested in it under said Deed of Trust herein above referred to and not as an individual.

Witness my hand and official seal at
MACKIE WOLF ZIENTZ & MANN, P.C.
PREMIER BUILDING, SUITE 404
5217 MARYLAND WAY
BRENTWOOD, TENNESSEE 37027, on this 23rd day of March, 2018.

Jerry A. Bridenbaugh, Attorney, as agent for Substitute Trustee
MACKIE WOLF ZIENTZ & MANN, P.C.
PREMIER BUILDING, SUITE 404
5217 MARYLAND WAY
BRENTWOOD, TENNESSEE 37027
PHONE: (615) 238-3630
EMAIL: INFO@MWZMLAW.COM

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Jerry A. Bridenbaugh, Attorney, as agent 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 Brentwood, Tennessee on this 23 day of March, 2018.

SARAH A. WEST STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF ROBERTSON

Notary Public: Sarah A. West

My Commission Expires: 5-18-21

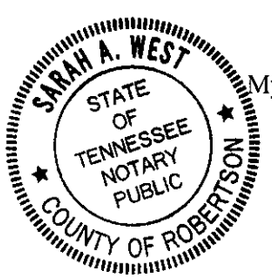
STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater for this transfer is $62,793.04.

Affiant

Subscribed and sworn to before me, this on this 23 day of March, 2018.

Notary Public: Sarah A. West



My Commission Expires: 5-18-21