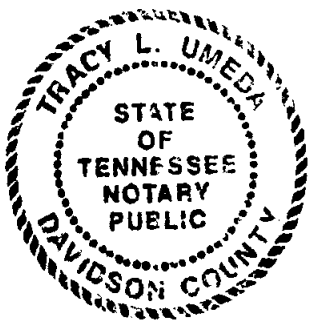
SUCCESSOR TRUSTEE'S DEED

Karen Johnson Davidson County
Batch# 222016 DEEDTRS
04/25/2019 11:10:53 AM 3 pgs
Fees: $18.00 Taxes: $405.52
20190425-0038170



STATE OF _____)
COUNTY OF _____)

The actual consideration or value, whichever is greater, for this transfer is $109,600.00

Sherein Reddin
Date: 04 - 25 - 19

Subscribed and sworn before me this the 25th day of April, 2019.

Tracy L. Umeda
Notary Public

My commission expires: July 8, 2019

This instrument was prepared by:
Renee Kammer
Marinosci Law Group, P.C.
50 Peabody Place, Suite 255
Memphis, Tennessee 38103

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Sherein Reddin	Sherein Reddin	Parcel No.: 075 15 0 028.00
2011 Greenwood Avenue	2011 Greenwood Avenue	
Nashville TN 37206	Nashville TN 37206	
917-912-8033	917-912-8033	

WHEREAS, CHERYL MATHIS, AN UNMARRIED WOMAN, by Deed of Trust (the "Deed of Trust") dated March 24, 2004, of record as Instrument Number 20040325-0033839, in the Register's office for Davidson County, Tennessee, conveyed to Arnold M Weiss, as Trustee, for the benefit of Mortgage Electronic Registration Systems, Inc., solely as nominee for Countrywide Home Loans, Inc., the hereinafter described real property to secure the payment of a certain Deed of Trust Note (the "Note") described in the Deed of Trust, which note was payable to Countrywide Home Loans, Inc.;

WHEREAS, the undersigned was appointed as Successor Trustee by the owner and holder of the Note by instrument of record as Instrument Number 20190118-0005404 in the Register's Office for Davidson County, Tennessee; and

WHEREAS, default was made in the payment of the Note; and

WHEREAS, the owner and holder of the Deed of Trust demanded that the Successor Trustee foreclose the Deed of Trust; and

WHEREAS, pursuant to instructions of the owner and holder, the Successor Trustee advertised said property for sale in accordance with the terms and provisions of the Deed of Trust, notices of the

time and place of said sale having been published in the Davidson A.M on March 22, 2019; March 29, 2019; April 5, 2019; and

WHEREAS, the Successor Trustee, as required by the terms of the Deed of Trust, offered for sale to the highest bidder for cash, at public outcry, at the front door of the Davidson County Courthouse in Nashville, Tennessee, at 10:00 a.m. on April 18, 2019, and Sherein Reddin (hereafter "Grantee") being the highest and best bidder thereof, became the Buyer of said property for the sum of One Hundred Nine Thousand Six Hundred Dollars and 00/100 ($109,600.00).

NOW THEREFORE, Marinosci Law Group, P.C. in its capacity as Successor Trustee, and not otherwise, for and in consideration of a premises and the payment of the sum stated above, the receipt of which is hereby acknowledged, hereby transfers and conveys to the Grantee, its successors and assigns, certain real property located in HERMITAGE, Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 19B of the Zone Lot Division of Lot Nos. 18, 19, 39, and 40, Section One, of Meadows of Tulip Grove of record in Plat Book 6250, Page 471, amending Plat Book 5200, Page 612, Register's Office for Davidson County, Tennessee, to which plat of reference is hereby made for a more complete description.

Being the same property conveyed to the Cheryl Mathis by deed of record in Instrument 20040325-0033838 said Register's Office.

This is improved property known as: 700 MERCER DRIVE, HERMITAGE, TN 37076

TO HAVE AND TO HOLD the aforesaid property free from all legal and equitable and statutory rights of redemption, exemptions of homestead, rights by virtue of marriage, and all other exemptions of every kind, all of which have been waived in the Deed of Trust, in as full and complete manner as the undersigned, in his capacity as Successor Trustee, and not otherwise, has the power to convey same. Marinosci Law Group, P.C., as Successor Trustee, and not otherwise, warrants the title to said property to the Grantee, its successors, heirs and assigns against lawful claims of all persons claiming by, through or under it, but not otherwise.

IN WITNESS WHEREOF, the undersigned has executed this instrument on the 24th day of April, 2019 at 1:18 P.m. CDT.

Renee Kammer
For Marinosci Law Group, P.C.
As Successor Trustee

STATE OF TENNESSEE)
COUNTY OF SHELBY)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state. Renee Kammer, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Successor Trustee of the holder (or a constituent of the holder) and is authorized by the holder (or by its constituent, the constituent being authorized by the holder) to execute this instrument on behalf of the holder.

Witness my hand, at Memphis, Tennessee, this 24th day of April, 2019 at 1:18P.m. CDT.

My commission expires: 7/29/20

Notary Public

KAELIN L CANNON
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SHELBY