THIS INSTRUMENT WAS PREPARED BY:
WILKINS AND ADAMS, ATTORNEYS
2210 Crestmoor Road
Nashville, TN 37215

SEND TAX BILLS — NEW OWNER
SECRETARY OF HOUSING & URBAN DEVELOPMENT
16th Floor--One Commerce Place
Nashville, TN 37239

File

BOOK 6028 PAGE 840

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made this 28th day of March, 1983, between BARNEY M. LEE, unmarried, hereinafter called GRANTORS, and the Secretary of Housing and Urban Development, his successors and assigns, hereinafter called GRANTEE.

W I T N E S S E T H:

THAT FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and other valuable consideration, the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEE, his successors and assigns. a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 92 on the plan of Irvington of record in Book 843, page 60, Register's Office for said County.

SAID Lot No. 92 fronts 60 feet on the southerly margin of Carolyn Avenue and extends back between parallel lines, 170.5 feet to a dead line.

BEING the same property conveyed to Barney M. Lee by deed from Michael J. McMillen, Trustee with full power, of record in Book 5784, page 75, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, his successors and assigns forever. We covenant with the said GRANTEE that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except as otherwise herein set out.

WE further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his successors and assigns, against the lawful claims of all persons whomsoever.

THIS DEED is an absolute conveyance of title in effect as well as in form, and it not intended as a mortgage, trust conveyance, or security of any kind. The consideration therefore in addition to that hereinabove set forth is the full release of all debts, obligations, and charges heretofore existing on account of and by the terms of that certain Deed of Trust on the property herein conveyed. Said Deed of Trust is dated August 14, 1981, executed by Barney M. Lee, unmarried, and recorded in Book 5784, page 78, Register's Office for Davidson County, Tennessee, and this conveyance is for the purpose of completely satisfying said obligation and terminating said Deed of Trust and notes secured thereby, and any effect thereof in all respects.

THE GRANTORS further warrant that, as of the date of execution of this instrument, they do not own any other property subject to a mortgage incurred by the Federal Housing Administration or held by the Secretary of Housing and Urban Development; and further that they have not filed a petition in bankruptcy within three (3) months prior to the execution of this deed.

H38939

IDENTIF. REFERENCE

MAR 30 10 91 AM '83

FELICIA WILSON JT REGISTER
DAVIDSON COUNTY, TN

Barney M. Lee

Barney M. Lee

BOOK 6028 PAGE 841

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barney M. Lee, the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of March, 1983.

Elaine Ramsey
Notary Public

ELAINE RAMSEY NOTARY PUBLIC DAVIDSON

My Commission Expires: 7-21-85

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 42,019.43.

Diane Parker
Affiant

Subscribed and sworn to before me, this the 28th day of March, 1983.

Elaine Ramsey
Notary Public

ELAINE RAMSEY NOTARY PUBLIC DAVIDSON

My Commission Expires: 7-21-85