BOOK 30

This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Realtors Building
306 Gay Street
Nashville, Tennessee 37201

New Owner - Send Tax Bills:

BOOK 6551 PAGE 428

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made this 10th day of January, 1985, between Walter H. Hooks and Patricia Dee Lowman, hereinafter called GRANTORS, and RODNEY S. WOEHLER and Wm. Larry Bryant, hereinafter called GRANTEES.

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 GRANTEES, their heirs 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. 4 on the Plan of Haley's Subdivision of part of Block 5, G. T. Sheegog's Subdivision at Bordeaux, as of record in Book 547, page 155, Register's Office for said County.

SAID Lot No. 4 fronts 87 feet on the easterly side of South Hamilton Road and runs back between parallel lines 165 feet to the western line of Lot No. 5 in said subdivision.

BEING the same property conveyed to Walter H. Hooks and Patricia Dee Lowman by deed from Rodney S. Woehler and Wm. Larry Bryant of record inBook 6363, page 797, 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 GRANTEES, their heirs and assigns forever. We covenant with the said GRANTEES 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 GRANTEES, their heirs 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 is 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 15, 1984, executed by Walter H. Hook, and recorded in Book 6303, page 800, 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 have not filed a petition in bankruptcy within three (3) months piror to the execution of this deed.

Walter H. Hooks

Walter H. Hooks

Patricia Dee Lowman

Patricia Dee Lowman

05/08 105.46- CHECK

5161

STATE OF TENNESSEE

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COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Walter H. Hooks, the bargainor, 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 Nashville, Tennessee, this 10th day of January, 1985.

Louise N. Lloyd
Notary Public

My Commission Expires: 2-1-86

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration, value whichever is greater, for this transfer is $39,575.00.

Subscribed and sworn to before me, this 10th day of January, 1985.

Affiant

Notary Public
3-16-85

Map & Parcel No. 70-13 142

Send Tax Bills To:
Third National Mortgage Company
P. O. Box 2628
Nashville, TN 37219

J 0 2 7 3 0

IDENTIF. REFERENCE

MAY 8 9 51 AM '85

REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			39675.00- CAMT.	
			102.96 CSTAX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 109.46-	
656	A05/08/85		BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

J0273'0

IDENTIF. REFERENCE

MAY 8 9 51 AM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 132299

430