B0411

FHA CASE 3 483-081963-3503

This instrument prepared by:
Richard Manson, Attorney
Suite 200, Jefferson Plaza
939 Jefferson Street
Nashville, TN 37209

New owner: Send Tax Bills:
Sect. of Housing & Urban
Development
One Commerce Place
16th Floor
Nashville, TN 37239

DEED IN LIEU OF FORECLOSURE BOOK 6666 PAGE 454

THIS INDENTURE, made this 25th day of September, 1985, between William L. Aldredge, III, 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 William L. ALDREDGE, III, unmarried, executed a Deed of Trust on the 14th day of January, 1983 which was recorded in Book No. 5997, page 143, Register's Office of Davidson County, Tennessee, a Promissory Note fully described in said Deed of Trust; and

THAT Third National Bank Mortgage Company assigned the Deed of Trust of record in Book No. 5997, page 143, Register's of Davidson County, to the Secretary of Housing and Urban Development in Book No. 6175, page 866, Register's Office of Davidson County, Tennessee.

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 GRANTOR has 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 the 4th Civil District of Davidson County, Tennessee, described according to a survey made by Hickerson & Smith Engineering Company, December 20, 1965, as follows:
>
> BEGINNING at a point in the center of Earhart Road, said point being S 16 degrees 22' E 382.8 feet from the intersection of the center line of Earhart Road and Hessey Road; thence with the center of said Earhart Road, S 16 degrees 22' E 147 feet to a point; thence S 86 degrees 25' W 968 feet to a point; thence N 4 degrees 15' E 140 feet to a point; thence northwardly 13.71 feet; thence S 87 degrees 18' E 669.76 feet, more or less, to an iron pin; thence S 16 degrees 22' E 38.21 feet to an iron pin; thence N 77 degrees 13' E 240.47 feet to an iron pin being the point of beginning and containing 3.0 acreas, more or less.
>
> BEING the same property conveyed to the grantor by deed of record Book 5997, page 140, 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. I covenant with the said GRANTEE that I am 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.

I further covenant and bind myself, my 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 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 January 14, 1983, executed by William L. Aldredge, III, unmarried, and recorded in Book 5997, page 143, in the 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 GRANTOR further warrant that, as of the date of execution of this instrument, he does 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.

WILLIAM L. ALDREDGE, III
unmarried

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 William L. Aldredge, 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 25th day of September, 1985.

NOTARY PUBLIC

My Commission Expires: 1-14-88

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater for this transfer is $81,333.98.

AFFIANT

Subscribed and sworn to before me, this the 15th day of September, 1985.

Notary Public

My Commission Expires: 1/19/88

Map & Parcel No.

RETURN TO:
Richard Manson, Attorney
MANSON, JACKSON & ASSOCIATES
Suite 200, Jefferson Plaza
939 Jefferson Street
Nashville, TN 37208

PROPERTY ADDRESS:

3518 Earhart Drive
Mt. Juliet, Tennessee

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN
SEP 27 9 46 AM '85

IDENTIFICATION REFERENCE

3 9 8 0 2