FILE BOX 61

MAP & PARC. 104-06-0-6
003.00

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made and entered into this 13th day of APRIL, 1988. by and between Owen Tolbert Hewitt, Jr., A SINGLE MAN, (hereinafter called "Grantor"), and Home Savings of America, F. A. (hereinafter called "Grantee").

WITNESSETH: BOOK 7522 PAGE 741

That for the consideration hereinafter expressed the Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the Grantee all of the Grantor's right, title and interest including all redemptive rights in the following described real estate commonly known as 103 Fairmont Place, City of Nashville, County of Davidson, and more particularly described as follows:

A certain condominium unit in Davidson County, Tennessee described as follows; Unit No. 103, in a Horizontal Property Regime as shown on the condominium site plan of Fairmont Square 1 Condominiums, as of record in Book 6250, Page 310 Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the Grantee, Grantee's heirs and assigns, in fee simple forever.

The Grantor does hereby covenant with the Grantee that Grantor is lawfully seized in fee of the aforedescribed real estate; that the Grantor has a good right to sell and convey the same; that the same is unemcumbered except for any taxes not yet due and payable but constituting a lien which are assumed by the Grantee.

And that the title and quiet possession Grantor warrants and will forever defend against the lawful claims of all persons.

Any reference to recorded instruments is reference to the Register's Office of said County.

THE CONSIDERATION for this conveyance is Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged.

This is a Deed in lieu of foreclosure of that Deed of Trust of record under Register's Book 7033, Page 856 in the Register's Office of Davidson County, Tennessee held by Home Savings of America, F. A. The acceptance by the Grantee of this Deed in lieu of foreclosure shall act as satisfaction of all debt due under the aforesaid Deed of Trust.

Owen Tolbert Hewitt, Jr.

6766 04/21 0101 03CHECK 356.50

BOOK 7522 PAGE 742

STATE OF TENNESSEE
COUNTY OF Davidson

On this 13 day of April, 1988, before me personally appeared Owen Tolbert Hewitt, Jr., to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed.

Notary Public

My Commission Expires:

My Commission Expires MAR 3, 1992

STATE OF TENNESSEE
COUNTY OF Davidson

I, or we, hereby swear or affirm that to the best of affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 125015.70 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SWORN TO AND SUBSCRIBED before me this the 15th day of April, 1988.

Notary Public

My Commission Expires:

10-6-91

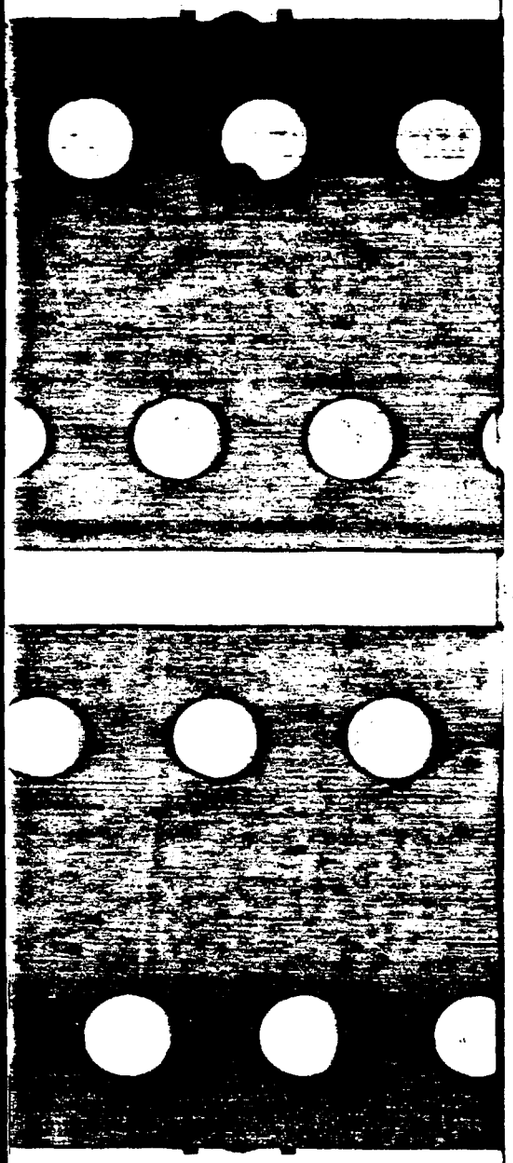
Person or Agency responsible for payment of taxes:
HOME SAVINGS OF AMERICA, F. A.
P.O. BOX 7094
Pasadena, California 91109-7094
Property Address: 103 Fairmont Place, Nashville, TN 37203
PREPARED BY: Thomas R. James
WALT, DYER AND JAMES, ATTYS.,
Clark Centre, Suite 100, 5100 Wheelis Drive
Memphis, Tennessee 38117

State Tax: $
Register's Fee:
Recording Fee:
Total: $

APR 21 11 01 AM '88
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

23352



OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 7522 PAGE 743

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL
				MAMT 125015.70
				MOR TX 350.00
				PRFEE 0.50
				MISC 6.00
				TOTAL 356.50
				CHECK 356.50
04/21/88	01			11:04 0001 6766
				VOID
				MAMT 125015.70
				VOID
				MOR TX 350.00
				CAMT 125015.70
				CON TX 350.00
				TOTAL
				CHECK
04/21/88	01			11:13 0001 6775

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

23352

IDENTIFICATION REFERENCE

APR 21 11 01 AM '88

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 82879