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This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

New Owner - Send Tax Bills:
VETERAN'S ADMINISTRATION
110 9TH AVENUE SOUTH
NASHVILLE, TENNESSEE 37203

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made this 19TH day of OCTOBER, 1990, between GEORGE STEPHEN DAVIS, hereinafter called GRANTOR, and the SECRETARY OF VETERANS AFFAIRS, his successors and assigns, hereinafter called GRANTEE.

W I T 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:

PROPERTY IN MADISON, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 55-A, ZONE LOT DIVISION, LOTS 51, 54, 55, AND 57 OF KIMBOLTON, PHASE 2, OF RECORD IN PLAT BOOK 6900, PAGE 792, 793, AND 794 AND AMENDED IN BOOK 6900, PAGE 891, SAID REGISTER'S OFFICE.

SAID LOT NO. 55-A FRONTS 29.23 FEET ON THE SOUTHWESTERLY MARGIN OF TAMARACK SOUTH AND EXTENDS BACK 184.23 FEET ON THE SOUTHWESTERLY LINE AND 185.96 FEET ON THE NORTHEASTERLY LINE TO A DEAD LINE IN THE REAR MEASURING 53.50 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO GEORGE STEPHEN DAVIS, UNMARRIED BY DEED FROM PHILLIPS BUILDERS, INC. OF RECORD IN BOOK 7841, PAGE 330, 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 assings, 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 MAY 11, 1989, executed by GEORGE STEPHEN DAVIS, UNMARRIED, and recorded in BOOK 7841, PAGE 333, 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 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 VETERAN'S ADMINISTRATION or held by the Secretary of VETERAN'S AFFAIRS; and further that they have not filed a petition in bankruptcy within three (3) months prior to the execution of this deed.

GEORGE STEPHEN DAVIS

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 GEORGE STEPHEN DAVIS, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tn this 19th day of October, 1990.

Notary Public

My Commission Expires: 5-22-93

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater for this transfer is $62,746.66.

Affiant

Subscribed and sworn to before me, this the 19TH day of OCTOBER, 1990.

Notary Public

My Commission Expires: 5-22-93

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IDENTIF. REFERENCE

NOV 7 12 09 PM '90

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY TN.

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6.00