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

New Owner - Send Tax Bills:
Secretary of Housing & Urban Development
251 Cumberland Bend Dr., Suite 200
Nashville, TN 37228-1803

MAP/PARCEL 71-2 101 DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made this 21ST day of MARCH, 1991, between LILLIAN V. DAVIS, hereinafter called GRANTOR, 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 ofthe 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 Davidson County, Tennessee, being lot 43A zone lot division of lots 27, 28, 31, 33, 39, 40, 42, 43, 44, 45, and 47, John J. Rucker Subdivision as of record in Book 6250, Page 651, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Lillian V. Davis, unmarried and James E. Holt and wife, Lee E. Holt by Deed from James E. Holt, of record in Book 6791, Page 873, Register's Office for Davidson County, Tennessee.

Further conveyed to Lillian V. Davis by Quitclaim Deed from James E. Holt and wife, Lee E. Holt of record in Book 8199, Page 969, 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 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 February 24, 1986, executed by LILLIAN V. DAVIS, UNMARRIED AND JAMES E. HOLT AND WIFE, LEE E. HOLT, and recorded in BOOK 6791, PAGE 876, 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, SHE 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 she has not filed a petition in bankruptcy within three (3) months prior to the execution of this deed.

Lillian V. Davis
LILLIAN V. 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 LILLIAN V. DAVIS the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at NASHVILLE, TENNESSEE this 31st day of March, 1991.

Mary Lee Molinaro
Notary Public

My Commission Expires: 7/23/94



STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual value or consideration, whichever is greater for this transfer is $44,793.50.

Lillian V. Davis
Affiant

Subscribed and sworn to before me, this the 31st day of March, 1991.

Mary Lee Molinaro
Notary Public

My Commission Expires: 7/23/94



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