Return to Tax

BOOK 8486 PAGE 660

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 57,050.22

Affiant

Subscribed and Sworn to Before Me, this the 13th day of November 1991

Notary Public

My Commission Expires 1-11-92

(Affix Seal)

THIS INSTRUMENT WAS PREPARED BY

Jordan & Associates, Inc., One Burton Hills Blvd., Ste. 220, Nashville, TN 37215

DEED IN LIEU OF FORECLOSURE

FOR AND CONSIDERATION of the sum of TEN DOLLARS, cash in hand paid by the hereafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, HILLSBORO PROPERTY MANAGEMENT CO., INC., hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto OPHELIA REECE KEMP, hereinafter called the GRANTEES, their heirs and assigns, a certain tract of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 113 on the Map of Beverly Heights, Section II, as of record in Book 2331, page 42, R.O.C.D., Tennessee, described as follows:
>
> Beginning at a point in the easterly margin of Humber Drive at the common corners of lots 113 and 114; thence with the line between said lots easterly 180 feet to a point; thence northeasterly 170.5 feet to a point in the margin of Torbay Drive; thence with the margin of the same 240 feet to the beginning of a curve; thence around said curve in a southwesterly direction 39.27 feet to a point in the easterly margin of Humber Drive; thence with the margin of the same southerly 168.9 feet to the point of beginning.
>
> Being the same property conveyed to Hillsboro Property Management Co., Inc. by deed from Ophelia Reece Kemp dated August 11, 1986 of record in Book 6951, Page 346, Register's Office for Davidson County, Tennessee.

This is improved property known as 4808 Humber Drive, Nashville, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEES, their heirs and assigns forever; and we do 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 the same is unencumbered, unless otherwise herein set out, and we do 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 person whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IT IS THE INTENTIONS OF THE PARTIES, that GRANTEES interest under the mortgage not be merged with the fee simple title to the said land being conveyed herein by this Deed in Lieu of Foreclosure.

IT IS FURTHER THE INTENTIONS OF THE PARTIES, that the GRANTEES are hereby relieved of any and all liability of the Note and Deed of Trust of Record in Book 6951, Page 349 of the Registers Office for Davidson County, Tennessee.

WITNESS my hand this 13th day of November 1991

6.2358 IDENTIFICATION Nov 15 1 55 PM '91 FEE

HILLSBORO PROPERTY MANAGEMENT CO., INC.

GARY WALLER, PRESIDENT

9758 11/15 0101 03CHECK 218.27

STATE OF TENNESSEE

COUNTY OF DAVIDSON

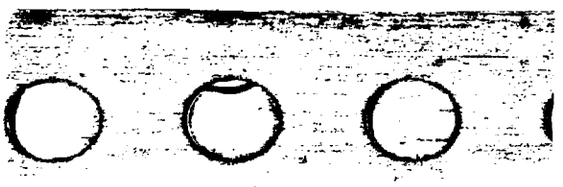
Personally appeared before me, the undersigned, of the state and county aforesaid, personally appeared Gary Waller, with whom I am personally acquainted, and who upon oath, acknowledged himself to be president of the Hillsboro Property Management Co., Inc., the within named bargainor, a corporation, and that he as such President, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as President.

Witness my hand and official seal at Nashville, Tennessee this 13th day of November 1991.

Commission Expires 1-11-92

Notary Public

NOTARY PUBLIC AT LARGE



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

RECEIVED OF _____

FOR _____

BOOK 8486 PAGE 662

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

CAMT	57050.22
CON TX	211.27
PRFEE	1.00
WDEED	6.00
TOTAL	218.27
CHECK	218.27

11/15/91 01 13:57 0001 9758

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

6235.8

IDENTIFICATION REFERENCE

Nov 15 1 55 PM '91

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

No. 476853