BOOK 853 PAGE 745

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

MAP AND PARCEL
161-246
6DU-82398

The actual consideration or value, whichever is greater, for this transfer is $ 65,693.45 .

Affiant

Subscribed and sworn to before me this the 5th day of Jan., 1991.

My Commission expires: 5-25-95 Notary Public

THIS INSTRUMENT PREPARED BY:
DENNEY, LACKEY & CHERNAU, 424 CHURCH ST., SUITE 1350, NASHVILLE, TN 37219

ADDRESS NEW OWNER(S):

Secretary of Housing and
Urban Development
251 Cumberland Blvd. Drive
Suite 200
Nashville, Tennessee 37228

SEND TAX BILLS TO:

SAME

8U400

JAN 30 11 AM '91

DAVIDSON COUNTY

IDENTIFI REFERENCE

6.00

WARRANTY DEED IN LIEU OF FORECLOSURE

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00, cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, including full cancellation and satisfaction of the mortgage indebtedness herein described, Sid Millson, and wife, JoAnn Millson, hereinafter called the "Grantors", have bargained and sold, and by these presents do transfer and convey unto Secretary of Housing and Urban Development, hereinafter called the "Grantee", its successor and/or assigns, the following described premises, to-wit:

Land in Davidson County, Tennessee:

Being Lot No. 81 on the Plan of Villages of Brentwood, Phase 7, as of record in Book 6900, page 777, Register's Office for Davidson County, Tennessee.

Said Lot No. 81, fronts 19.22 feet on an access easement and runs back on the northeasterly lot line a total of 82.38 feet and on the southwesterly lot line a total of 83.12 feet to a line in the rear which measures 19.23 feet thereon.

Being the same property conveyed to Sid Millson and wife, JoAnn Millson by deed from Fox Ridge Homes, Inc., of record in Book 7810, page 10, said Register's Office.

This is improved property known as: 405 English Ivy Drive
Nashville, Tennessee 37211

This Deed is given in full cancellation and satisfaction of a certain mortgage on the above described premises and the indebtedness secured by said mortgage recorded in Book 7810, page 13, Register's Office for Davidson County, Tennessee, securing Fidelity Federal Savings and Loan Association of Tennessee, now being Fidelity Federal Bank, a Federal Savings Bank.

This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and right-of-way for public utilities applicable to this property; and taxes for the current year which have been assumed by the Grantee herein.

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION PROVIDED BY THE PARTIES TO THE TRANSACTION.

THE LEGAL DESCRIPTION CONTAINED HEREIN IS THE SAME AS IN THE PREVIOUS DEED.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns forever; and Grantors do covenant with the said Grantee that they are lawfully seized and possessed of said land in fee simple, have a good faith to convey it, and the same is unencumbered unless otherwise herein set out; and Grantors do further covenant and bind themselves, their heirs and/or assigns, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have caused their names to be affixed hereto on this 2 day of January, 1992.

Sid Millson

JoAnn Millson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, Notary Public, Sid Millson, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 2 day of January 1992.

Notary Public

My Commission Expires:

SEP 25 1993

STATE OF TENNESSEE
COUNTY OF Shelby

Personally appeared before me, the undersigned, Notary Public, JoAnn Millson, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 30 day of Dec. 1991.

Notary Public

My Commission Expires: 12-3-95

millson.fid