Prepared by:
Monica D. Edwards, Esq.
112 Stahlman Building
Nashville, Tennessee 37201

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP 70-09**
Harold Ray	Same	Parcel 169
1731 16th Avenue, North		13DA 47261
Nashville, TN 37208		

DEED IN LIEU OF FORECLOSURE

WHEREAS, default has been made in the terms, conditions and payments provided for and made in an Installment Deed dated the 7th day of July, 1988, executed by **PRESTON TILLMAN BAILEY, JR.**, (Grantee/Trustor therein) to **GEORGE H. THOMPSON, III, TRUSTEE**, for the benefit of **HAROLD RAY**, (Grantor therein) which is recorded in Book 7593, Page 812, Register's Office for Davidson County, Tennessee; and

WHEREAS, PRESTON TILLMAN BAILEY, JR., desires to convey property as described below which stands as security for the indebtedness described in the above referenced Installment Deed in lieu of foreclosure; and

WHEREAS, the GRANTOR in the above referenced Installment Deed accepts this deed in satisfaction of the indebtedness described therein as evidenced by recording same in the Register's Office for Davidson County, Tennessee; and

NOW, THEREFORE, in consideration of the above premises **PRESTON TILLMAN BAILEY, JR.**, GRANTOR, herein, by these presents does transfer and convey unto **HAROLD RAY**, GRANTEE herein, his heirs and assigns a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

BEING Lot No. 4 on the Plan of Charles Binkley Subdivision, as of record in Book 5190, Page 655, Register's Office, Davidson County, Tennessee.

BEING the same property conveyed to Preston Tillman Bailey, Jr., by Installment Deed from Harold Ray, of record in Book 7593, Page 812, Register's Office for Davidson County, Tennessee.

This is improved property known as 2402-2404 Alpine Avenue, Nashville, Tennessee 37218.

TO have and to hold the said tracts and parcel of land, with the appurtenances, estate, title and interest thereto belonging to the GRANTEE, his heirs and assigns, forever. And GRANTOR does covenant with the said GRANTEE that GRANTOR is lawfully seized an possessed of said land in fee simple, has good right to convey it, and the same is unencumbered, except for the mortgage liens contained in the Installment Deed as above referenced. And he does further covenant and bind himself, his heirs, and representatives to warrant and forever defend the title to the said land to the said GRANTEE, his heirs and assigns against the lawful claims of

all persons, whomsoever.

WITNESS my hand this 2 day of February, 1993.

Preston Tillman Bailey Jr.
PRESTON TILLMAN BAILEY, JR.

STATE OF KENTUCKY)
)
COUNTY OF Clay)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PRESTON TILLMAN BAILEY, JR.**, the bargainor, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Manchester, Clay County, Kentucky, this 2 day of February, 1993.

Brenda L. Lewis
NOTARY PUBLIC My Commission Expires: 5-21-95

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration for this transfer or value of property (whichever is greater) is **NO ($0.00) DOLLARS.**

AFFIANT

SWORN to and **SUBSCRIBED** before me this 10th day of February, 1993.

Erica D. Edwards
NOTARY PUBLIC My Commission Expires: 11/27/93

1365

IDENTIFICATION REFERENCE

10 1 03 PM '93

R.Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

PICK-UP

2579 02/10 0101 03CHECK