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THIS INSTRUMENT PREPARED BY:
Patricia Spicer Carden
Attorney at Law
5034 Thoroughbred Lane, Suite A
Brentwood, Tennessee 37027

BOOK 9212 PAGE 184

DEED IN LIEU OF FORECLOSURE

This instrument made this the 24th day of November, 1993 by and between J. Mitchell Dykes and wife, Elizabeth Dykes hereinafter called Grantors and the Secretary of Housing and Urban Development, his successors and assigns hereinafter called Grantee.

WITNESSETH:

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:

Land in Davidson County, Tennessee, being Lot No. 104-B on the plan of Zone Lot Division Lot numbers 88, 104, & 108, Tulip Grove Woods, Phase 1, of record in Book 6900, page 73, Register's Office for said County.

Said Lot No. 104-B fronts 65.25 feet on the Southeasterly margin of Hidden Hills Drive and extends back 195.28 feet on the Northeasterly line and 195.78 feet on the southwesterly line to a dead line in the rear, measuring 8.32 feet theron.

Being the same property conveyed to J. Mitchell Dykes and wife, Elizabeth Dykes by deed from H. Ray McGee, unmarried of record in Book 7919, Page 892, 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 assigns, 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 future liability, but not past liability, for the debt 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 August 17, 1989, executed by J. Mitchell Dykes & wife Elizabeth Dykes, and recorded in Book 7919, page 895 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 Federal Housing Administration or held by the Secretary of Housing and Urban Development. Grantors shall be deemed to include the plural and the singular and the pronoun their shall be deemed to include his and hers.

J. Mitchell Dykes
Grantor J. Mitchell Dykes

Elizabeth Dykes
Grantor Elizabeth Dykes

STATE OF ~~TENNESSEE~~ OHIO
COUNTY OF ~~Davidson~~ MAHONING

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named J. MITCHELL DYKES and ELIZABETH DYKES, the Grantors, with whom I am personally acquainted, or who upon satisfactory evidence was proved to me to be the party named, and who acknowledged that THEY executed the within instrument for the purposes therein contained.

Witness my hand and official seal at POLAND, ~~Tennessee~~ OHIO, this the 24TH day of November, 1993.

Jerome Brumert
Notary Public

JEROME BRUMERT, Notary Public
State of Ohio
My Commission Expires March 28, 1997

My Commission Expires: ~~My commission Expires March~~ 28, 1997

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for the transfer is $ 0.

Jennifer Bruce
Affiant

Subscribed and sworn to before me this the 24th day of November, 1993

Brenda A. Hollis
Notary Public

My Commission Expires: 10-17-94

94 JAN 5 PM 4:27
FELIX A. JOHNSON REGISTER
DAVIDSON COUNTY, TN.

04591
IDENTIF. A REFERENCE

SEND TAX BILL TO:

ADDRESS OF NEW OWNER
Secretary of Housing and
Urban Development
Suite 200
251 Cumberland Bend Drive
Nashville, TN 37228-1803

MORTGAGEE IS

NONE

MAP-PARCEL NUMBER
076-01-0-134.00
04D91784

6435 01/05 0101 03CHECK 8.00