This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203
Map/Parcel 107-9 14

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

Box 22

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made this 29th day of March, 1994, between David L. Oman and Kitty H. Oman, ~~Co-administrators~~ Beneficiaries of the Estate of Timothy Alan Oman, pursuant to Court Order by the Probate Court of Davidson County, Tennessee, No. 93-P-819, hereinafter called GRANTORS, 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 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 SITUATED IN NASHVILLE, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 6 ON THE PLAN OF PATRICIA HEIGHTS ANNEX, AS OF RECORD IN BOOK 2900, PAGE 37, REGISTERS OFFICE FOR SAID COUNTY.

SAID LOT NO. 6 FRONTS 107.87 FEET ON THE WESTERLY SIDE OF MASSMAN DRIVE AND RUNS BACK 426.08 FEET ON THE NORTH LINE AND 425.43 FEET ON THE SOUTHERLY SIDE LINE, TO A DEAD LINE IN THE REAR ON WHICH IT MEASURES 130 FEET.

BEING THE SAME PROPERTY CONVEYED TO TIMOTHY A. OMAN, UNMARRIED, BY DEED FROM STEPHEN R. KENNEDY AND WIFE, BELINDA A. KENNEDY A/K/A BELINDA ANN KENNEDY OF RECORD IN BOOK 7764, PAGE 488, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID TIMOTHY ALAN OMAN HAS SINCE DIED AND PURSUANT TO COURT ORDER BY THE PROBATE COURT OF DAVIDSON COUNTY, TENNESSEE, NO. 93-P-819, THE ~~CO-ADMINISTRATORS~~ Beneficiaries OF HIS ESTATE, DAVID L. OMAN AND KITTY H. OMAN, ARE EMPOWERED TO EXECUTE THIS INSTRUMENT.

TO HAVE AND TO HOLD the said 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 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 July 1, 1987, executed by Stephen R. Kennedy and wife, Belinda A. Kennedy and recorded in Book 7295, page 178, 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, to the best of their knowledge, as of the date of execution of this instrument, Timothy Alan Oman did not own any other property subject to a mortgage insured by the Secretary of Housing and Urban Development or held by the Secretary of Housing and Urban Development; and further that he had not filed a petition in bankruptcy within three (3) months prior to the execution of this deed.

David Lee Oman

DAVID LEE OMAN

Kitty H. Oman
KITTY H. OMAN

STATE OF Washington
COUNTY OF Clark

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Lee Oman and Kitty H. Oman, ~~Co-Administrators~~ Beneficiaries of the Estate of Timothy Alan Oman, the bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Vancouver, Washington this 29th day of March, 1994.

My Commission Expires: 3/23/95

Notary Public

STATE OF Washington
COUNTY OF Clark

The actual value or consideration, whichever is greater for this transfer is $70,954.73.

Kitty H. Oman David L. Oman
Affiant

Subscribed and sworn to before me, this the 29th day of March, 1994.

Notary Public

My Commission Expires: 3/23/95

0740 04/06 0101 03CHECK 8.00

Return to: I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

94 APR -6 AM 11:24

36016
IDENTIF. ← REFERENCE