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This instrument prepared by:
I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37203
Map/Parcel 70-13 3

New Owner - Send Tax Bills:
Secretary of Veterans Affairs
110 Ninth Avenue South
Nashville, Tennessee 37203

DEED IN LIEU OF FORECLOSURE

BOOK 9394 PAGE 909

THIS INDENTURE, made this 29th day of June, 1994, between Orick S. Matlock and wife, Tonya M. Matlock, hereinafter called GRANTORS, and the Secretary of Veterans Affairs, 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. 15 ON THE PLAN OF RESHA HEIGHTS WHICH IS OF RECORD IN BOOK 1424, PAGE 110, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE AND DESCRIBED AS FOLLOWS:

SAID LOT NO. 15 FRONTS 104.3 FEET ON THE WESTERLY SIDE OF SUMMIT AVENUE AND RUNS BACK 180.5 FEET ON THE SOUTHERLY LINE AND 172.4 FEET ON THE NORTHERLY LINE TO A DEAD LINE, MEASURING 104.7 FEET THEREON.

BEING THE SAME PROPERTY CONVEYED TO ORICK S. MATLOCK AND WIFE, TONYA M. MATLOCK BY DEED FROM ALBERTA HARRIS AND HUSBAND JAMES E. HARRIS OF RECORD IN BOOK 7983, PAGE 159, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

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 November 10th, 1989, executed by Orick S. Matlock and wife, Tonya M. Matlock, and recorded in Book 7983, Page 162, 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 insured by the Secretary of Veterans Affairs or held by the Veterans Administration; and further that he had not filed a petition in bankruptcy within three (3) months prior to the execution of this deed.

Orick S. Matlock
Orick S. Matlock

Tonya M. Matlock
Tonya M. Matlock

94 JUL -1 AM 10:59
FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

66886
IDENTIFICATION REFERENCE

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Orick S. Matlock and wife, Tonya M. Matlock, 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

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN
THIS DOC

for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 29th day of June, 1994.

Mary Lee Holbrook
Notary Public

My Commission Expires: 7/23/94

STATE OF Tennessee

COUNTY OF Davidson

The actual value or consideration, whichever is greater for this transfer is $57,727.00.

Quick S. Mattock
Affiant

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

Mary Lee Holbrook
Notary Public

My Commission Expires: 7/23/94

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

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