NAME AND ADDRESS OF NEW OWNER:
Richard and Pamela Russell
2006 Valley Drive
Goodlettsville, Tennessee 37072

SEND TAX NOTICE TO:
Collateral Mortgage
1900 Crestwood Boulevard
Birmingham, Alabama 35210

PROPERTY ADDRESS:
1912 Graceland Drive
Goodlettsville, Tennessee 37072

THIS INSTRUMENT PREPARED BY:
Daniel C. Masten
Attorney at Law
346 21st Avenue North
Nashville, Tennessee 37203

Map 7-14
Parcel 8

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made this 13th day of June, 1994, between ARTHUR LEE CREECH and wife, KELLY SCOTT CREECH, hereinafter called "Grantors", and RICHARD RUSSELL and wife, PAMELA RUSSELL, their successors and assigns, hereinafter called "Grantees."

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 Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

> Land in the 10th Civil District of Davidson County, Tennessee, being Lot No. 93 on the Plan of Grizzard Manor, Section Four, of record in Book 4675, Page 156, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.
>
> BEING the same property conveyed to Arthur Lee Creech, Unmarried, by warranty deed from Richard Russell and wife, Pamela Russell, of record in Book 9058, Page 532, Register's 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 Grantees, their successors and assigns forever. We covenant with the said Grantees 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 Grantees, their 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 August 16, 1993, executed by Arthur Lee Creech, and recorded in Book 9058, Page 535, 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.

Grantor Kelly Scott Creech joins this conveyance for the transfer of her after-acquired marital interest in the subject property, if any.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 26,944.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF July 1994.
Deputy Register

ARTHUR LEE CREECH

KELLY SCOTT CREECH

State of Tennessee}
County of Davidson}

Before me, the undersigned, a Notary Public in and for said County and State, the within named ARTHUR LEE CREECH, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he signed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13 day of June, 1994.

NOTARY PUBLIC MY COMMISSION EXPIRES NOVEMBER 22, 1997
My Commission Expires:

State of Tennessee}
County of Davidson}

Before me, the undersigned, a Notary Public in and for said County and State, the within named KELLY SCOTT CREECH, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she signed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 13 day of June, 1994.

94 JUL -6 AM 11:13
FELIX ... REGISTER
DAVIDSON COUNTY, TN

NOTARY PUBLIC MY COMMISSION EXPIRES NOVEMBER 22, 1997
My Commission Expires:

68417
IDENTIFICATION REFERENCE

State of Tennessee}
County of Davidson}

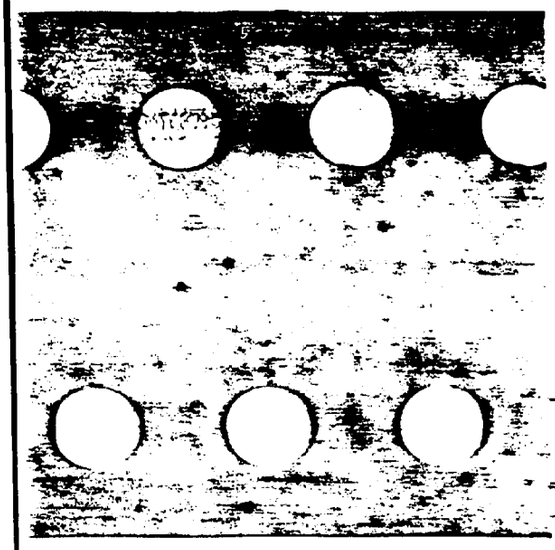
I hereby swear or affirm that the actual consideration for this transfer is $ 0.

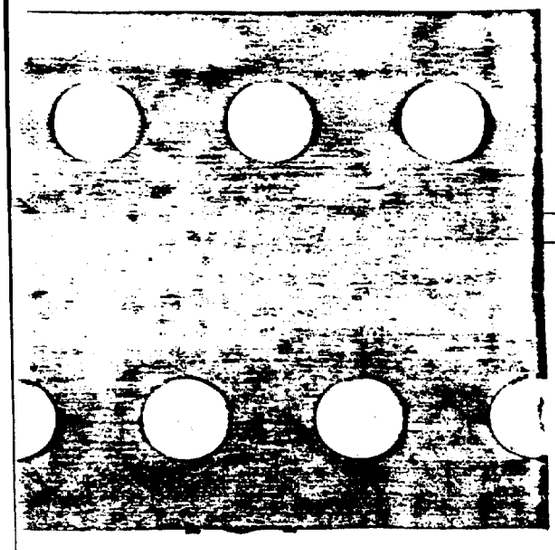
AFFIANT

Sworn to and subscribed before me this 13th day of June, 1994.

NOTARY PUBLIC
My Commission Expires: 3/25/95

4634 37/ 0101 03CHECK 10B-16





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9399 PAGE 682

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CAMT 26841.00
				CON TX 99.16
				PRFEE 1.00
				WDEED 8.00
				TOTAL 108.16
				CHECK 108.16
			07/06/94 01	11:14 0001 4034

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

68417

IDENTIF. & REFERENCE

94 JUL -6 AM 11:13

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 810679