This Instrument Prepared By:

BOOK 9834PG445

George E. Mudter, Jr., Esq.
TRABUE, STURDIVANT & DEWITT
511 Union Street
25th Floor, Nashville City Center
Nashville, TN 37219

Property Owner:

Secretary of Housing & Urban Development
251 Cumberland Bend Drive, Suite 200
ATTN: Single Family Management Branch
Nashville, TN 37228-1803

Map 83-14-0
Parcel 244
FB: 23W05435

Responsible for Real Property Taxes: Same

WARRANTY DEED IN LIEU OF FORECLOSURE

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable considerations, including the full cancellation and satisfaction of the indebtedness described in and secured by a Deed of Trust of record in Book 7909, page 357, Register's Office for Davidson County, Tennessee, the receipt of which is hereby acknowledged, SHELTON R. FEAZELL (the "Grantor"), has this day bargained and sold, and do hereby transfers and conveys unto the Secretary of Housing and Urban Development (the "Grantee"), its successors and assigns, all that tract or parcel of land described on Exhibit "A" hereto.

This is improved property located at 1904 Fatherland Street, Nashville, Tennessee 37206.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

AND Grantor covenants that he is lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except as set out in Exhibit "B" hereto. Grantor further covenants and bind himself, his successors and assigns to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns against the lawful claims of all persons.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this the 13th day of October, 1995.

Shelton R. Feazell
SHELTON R. FEAZELL

* * * *

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SHELTON R. FEAZELL, 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, at office in Nashville, Tennessee, on this the 13th day of October, 1995.

Rebecca J. Anderson
NOTARY PUBLIC

REBECCA J. ANDERSON NOTARY PUBLIC SUMNER CO., TN

My Commission Expires: 9-11-99

EXHIBIT "A"

Land in Davidson County, Tennessee, described as follows, to wit:

BEING Lot No. 8 of Block "C" on the map of the Priest Homeplace, as of record in Book 161, page 102, Register's Office for Davidson County, Tennessee.

SAID Lot No. 8 fronts 50.0 feet on the southerly side of Fatherland Street, formerly VanSinderen Street and runs back between parallel lines 150.0 feet to an alley.

BEING the same property conveyed to Shelton R. Feazell and wife, Kris R. Feazell, by deed from Mary Allean Bassham Johnson, unmarried, of record at Book 7909, page 354, Register's Office for Davidson County, Tennessee. The said parties have since divorced with the property being conveyed to Shelton R. Feazell by quitclaim deed from Kris R. Feazell of record at Book 8408, page 505, Register's Office for Davidson County, Tennessee.

01114562
IDENTIFICATION REFERENCE
95 OCT 20 PM 3:51
FELIX A. [illegible] REGISTER
DAVIDSON COUNTY, TN.

EXHIBIT "B"

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1. Taxes for 1995.

2. Conditions as shown on the plan of record at Book 161, page 102, Register's Office for Davidson County, Tennessee.

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