Prepared by:

JOEL A. FREEDMAN
MORRIS, SCHNEIDER & PRIOR, L.L.C.
3300 N.E. EXPRESSWAY, SUITE 8B
ATLANTA, GA 30341

Cross Reference: Instr. 200203110029962
Davidson County, Tennessee

WARRANTY DEED IN LIEU OF FORECLC

Davidson County DEEDWARR
Recvd: 08/02/04 09:12 2pgs
Fees:12.00 Taxes:0.00
20040802-0091969

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS INDENTURE, Made this13th day of February, in the year two thousand four between JOHN B. WEEKES AND LYNN E. WEEKES AND JOHN E. WEEKES AND KAREN K. WEEKES, as party of the first part, hereinafter called Grantor, SECRETARY OF HOUSING AND URBAN DEBVELOPMENT, as party of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00) and other good and valuable consideration, in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee:

SEE EXHIBIT "A" ATTACHED HERETO

The purpose of this conveyance is in lieu of foreclosure of that certain Purchase Money Deed to Secure Debt (the "Security Deed") dated February 22, 2002, from John B. Weekes and Lynn E. Weekes, John E. Weeks and Karen K. Weekes to National City Mortgage Co. recorded in Deed Instrument 200203110029962, Davidson County, Tennessee Records said Security Deed having been last transferred to Secretary of Housing and Urban Development.

It is the intent and express desire of the parties hereto that all of the loan documents pertaining to the indebtedness secured by the Security Deed shall remain in full force and effect after the execution and delivery of this Warranty Deed in Lieu of Foreclosure, and that there shall be no merger of the fee interest obtained by Grantee hereby with or unto Grantee's prior security interest on the Property under the Security Deed. This Warranty Deed in Lieu of Foreclosure is executed and delivered by Grantor and is received by Grantee as an absolute conveyance of Grantor's equity of redemption and is not intended to be further security for the aforementioned indebtedness or any other indebtedness or any other indebtedness of Grantor to Grantee. Grantor hereby declares that this conveyance is freely and fairly made.

THIS CONVEYANCE is made subject to all zoning ordinances, easements and restrictions of record affecting said described property.

TO HAVE AND TO HOLD the said described property, with all and singular rights, members and appurtenances thereof, to the same being, belonging, or in anyway appertaining, to the only proper use, benefit and behoof of said Grantee forever in FEE SIMPLE.

AND SAID Grantor will warrant and forever defend the right and title to the said described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered in the presence of:

Julie a Hilz
UNOFFICIAL WITNESS

JOHN B. WEEKES (SEAL)

Julie a Hilz
UNOFFICIAL WITNESS

LYNN E. WEEKES

THE ABOVE IS TRUE TO THE BEST OF OUR KNOWLEDGE,

UNOFFICIAL WITNESS

JOHN E. WEEKES

UNOFFICIAL WITNESS

KAREN K. WEEKES

Julie a Hilz
NOTARY PUBLIC
My commission expires:

John B Weeks FIDL W220 462-20-308-0
Lynn E Weeks Passport 111586945

(NOTARY SEAL)

OFFICIAL NOTARY SEAL
JULIE A HILZ
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. DD173864
MY COMMISSION EXP. JAN. 3,2007

MSP 078.0319191TN
Lenders Loan No. 0748185

THIS

me appeared
eekes and
Weekes
day of April

MARY L CONLON
Notary Public, State of New York
Qualified In Monroe County
My Commission Expires 3/30/07

Mary L Conlon

Our File No.: 078.0319191TN/dks
Lender Loan No.: 0748185

EXHIBIT "A"

Being Lot No. 42, on the plan of Rivers Edge, Section Three, Jackson Downs Phase Two of record Book 11713, Page 444, Register's office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description. Being the same property conveyed to John B. Weekes and Lynn E. Weekes, husband and wife, John E. Weekes and Karen K. Weekes husband and wife by deed from Fox Ridge Homes LLC, of record in Instrucment Number 200002250018556, said register's office. Karen K. Weekes joins in the deed of trust solely to relinquish any marital rights she may in the property by virture of her marriage to John E. Weekes, but she is in no way obligated for the repayment of the indebtedness secured by the the Deed of Trust.

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STATE OF GEORGIA
COUNTY OF DEKALB

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN BEFORE ME ON THIS 4th DAY OF June 2004.

Notary Public

ROBIN M. WALKER NOTARY PUBLIC DEKALB COUNTY GEORGIA EXPIRES APRIL 12, 2008

My Commission Expires: _____

NO TAX - GOVERNMENTAL AGENCY

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MSP No.: 078.0319191TN (Weakes)
Lender Loan No.: 0748185
Property Address: 3221 Riverwalk Drive, Nashville, TN 37214
Tax Parcel ID No.: 85 - 12 - O - A; 48.00

Mail Tax Notices To and Property Owner:
Secretary of Housing and Urban Development
Attention: Single-Family Property Disposition Branch
Cumberland Bend Office Center
251 Cumberland Bend Drive, Suite 200
Nashville, TN 37228-1803