STATE OF TN)
)
COUNTY OF Williamson)

The actual consideration or value, whichever is greater, for this transfer is $ ~~-0-~~ $3,491.25.

Affiant

Subscribed and sworn to before me on this 9 day of Feb, 2004.

Notary Public

My Commission Expires: 7/23/06

GEORGE R. WOODS, JR. NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

This Instrument Was Prepared By:

Kevin T. Williams
Attorney at law
120 Anderson Lane
Hendersonville, TN 37075

Davidson County DEEDWARR
Recvd: 10/18/04 14:58 2pgs
Fees:13.00 Taxes:123.92
20041018-0125127

Address New Owner as Follows:	Send Tax Bills to:	MapParcel
Try Properties, L.P. formerly, SB Properties, L.P. P. O. Box 1643 Brentwood, TN 37024	Same	52-16-A-62

DEED IN LIEU OF FORECLOSURE

WHEREAS, SB Properties, L.P. (the "Grantee") is the grantee of a Deed of Trust dated December 19, 2002 from Dana Mendez ("Grantor"), which encumbers the property hereinafter described, said Deed of Trust of record in the Register's Office for Davidson County, Tennessee as instrument number 20030306-0029920;

WHEREAS, Grantor is unable or unwilling or both to fulfill her obligations pursuant to said Deed of Trust;

WHEREAS, the Grantor has agreed to make, and the Grantee has agreed to accept, this conveyance in return for full release of said Deed of Trust;

NOW, THEREFORE, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid by the Grantee, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Dana Mendez, the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Try Properties, L.P., the Grantee, its successors and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Apartment Unit No. G-2, of Neely's Bend Condominium created under Title 64, Sections 2701 *et seq.*, as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 5483, page 86, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to each Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Neely's bend Condominium of record in Book 5200, page 200, said Register's Office, for a more complete identification and description of such units.

Being the dame property conveyed to Dana Mendez by Deed from S.B. Properties, L.P. and recorded as instrument number 20030107-0002682 as corrected by instrument number 20030306-0029919.

This is improved property, commonly known of as 1301 Neely's Bend Road Unit G-2, Madison, Tennessee 37115

TO HAVE AND TO HOLD said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, its successors and assigns, forever; and Grantor does covenant with said Grantee that Grantor is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except as otherwise herein set out; and Grantor does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to said land to said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

(the balance of this page has intentionally been left blank)
WITNESS my hand this 9 day of Feb, 20 04.

DANA MENDEZ, (GRANTOR)

Dana Mendez

STATE OF TENNESSEE)
)
COUNTY OF Williamson)

On this 9 day of Feb, 20 04, Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Dana Mendez**, the Grantor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that such person or persons executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 9 day of Feb., 2004.

Notary Public

NOTARY PUBLIC AT LARGE

7/23/06