This instrument prepared by:
JAMES W. CHAMBERLAIN
Attorney at Law
105 Court Square-P. O. Box 98
Lafayette, TN 37083

MAP:
PARCEL: 147030B016.00

DEED IN LIEU OF FORECLOSURE

Davidson County DEEDWARR
Recvd: 12/16/04 14:44 2pgs
Fees:13.00 Taxes:177.60
20041216-0149813

ADDRESS NEW OWNER(S) AS FOLLOWS:
A.C. MINCHEY, ET UX
507 HIGHWAY 52 BY-PASS EAST
LAFAYETTE, TN 37083

SEND TAX BILLS TO:
S A M E

FOR AND IN CONSIDERATION of the extinguishment, payment in full, and satisfaction of a promissory note secured by a Deed of Trust on the property hereinafter described owing by VICKIE DENISE HILL to A.C. MINCHEY and wife, B.K. MINCHEY in the sum of FORTY EIGHT THOUSAND AND 00/100 ($48,000.00) DOLLARS, which amount will be extinguished and paid in full by the execution of this Warranty Deed, I, VICKIE DENISE HILL, have bargained and sold, and by these presents do transfer and convey unto the said A.C. MINCHEY and wife, B.K. MINCHEY, their heirs and assigns, a certain property in Davidson County, State of Tennessee, described as follows, to-wit:

Property located in Davidson County, Tennessee, to wit:

Unit No. F-1, of Southern Hills condominium created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6594, page 502, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of such unit.

BEING the same property conveyed to Vickie Denise Hill by deed from A. C. Minchey and wife, B. K. Minchey, dated May 1, 2001, and recorded as Instrument Number 200105040046243 in Register's Office, Davidson County, Tennessee.

Possession with deed.

Unpaid property taxes shall be paid by A.C. Minchey and wife, B.K. Minchey.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said A.C. Minchey and wife, B.K. Minchey, theirs heirs and assigns, forever. And I do covenant with the said A.C. Minchey and wife, B.K. Minchey, that I am lawfully seized and possessed of said land in Fee Simple; have a good right to convey it, and the same is unencumbered, except for applicable building and zoning regulations, all visible and utility easements, and any restrictions of record.

WITNESS MY HAND, this 22nd day of October, 2004.

Vickie D Hill
VICKIE DENISE HILL

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 VICKIE DENISE HILL, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, at Nashville, Tennessee, this 22 day of October, 2004.

Kelley Scales
NOTARY PUBLIC

KELLEY SCALES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 5/24/08

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $ 48000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

A B Minchey
AFFIANT

Subscribed and sworn to before me this the 8 day of November, 2004.

Judy Law
REGISTER OR NOTARY PUBLIC

JUDY LAW NOTARY PUBLIC AT LARGE TROUSDALE COUNTY, TN

jl/5871 My Commission Expires 6-29-2005