Warranty Deed In Lieu of Foreclosure

Davidson County DEEDWARR
Recvd: 03/17/05 16:03 2 pgs
Fees:13.00 Taxes:171.68
20050317-0029718

STATE OF ~~TENNESSEE~~ Oklahoma
COUNTY OF Oklahoma

THE ACTUAL CONSIDERATION OF VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 46,400.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 11th DAY OF March, 2005.

DEBBY MATHIS
Oklahoma County
Notary Public in and for
State of Oklahoma
Commission # 02003429 Expires 4/2/06

Debby Mathis
Notary Public

MY COMMISION EXPIRES My Commission Expires Apr. 2, 2006.
(Affix Seal)

THIS INSTRUMENT WAS PREPARED BY:
Spencer C. Farris, Trustee Management Company, 10500 Barkley, Suite 100, Overland Park, KS 66212

ADDRESS OF NEW OWNERS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
The CIT Group/ Consumer Finance, Inc.	The CIT Group/ Consumer Finance, Inc.	082-04-0034.00
715 S. Metropolitan Ave. Oklahoma City, OK 73108	715 S. Metropolitan Ave. Oklahoma City, OK 73108	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH INHAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Marcia Harvey, AN UNMARRIED WOMAN,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **The CIT Group/Consumer Finance, Inc.,** HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being the southerly 15 feet of Lot No. 213 and the northerly 29 feet of lot no. 214 on the plan of Oakwood Park, as of record in Book 421, page 12, Register's Office, for said county.

Said parts of Lots Nos. 213 and 214 front together 44 feet on the westerly side of the North 7th Street and run back between parallel lines 165 feet to an alley.

Being the same property conveyed to the grantor by deed recorded July 8, 1997 in Book 10522, page 170 in the Official Records of Davidson County, Tennessee

Commonly known as: 1110 North 7th Street, Nashville, TN 37207

SUBJECT TO covenants, conditions, easements, restrictions and reservations of record, if any. **It is the intent of the parties that the fee granted herein shall not merge with the lien of the Deed of Trust executed October 11, 2000, for the benefit of The CIT Group/Consumer Finance, Inc.**

TO HAVE AND TO HOLD The premises aforesaid with all and singular, the rights, privileges, appurtenances and immunities thereto belonging or in any wise appertaining unto the said grantee and unto its successors and assigns forever; the said grantors covenanting that they are lawfully seized of an indefeasible estate in fee of the premises herein conveyed; that they have good right to convey the same; that the said premises are free and clear from any encumbrance done; and that they will warrant and defend the title to the said premises unto the said grantee and unto its successors and assigns forever, against the lawful claims and demands of all persons whomsoever: **except as hereinbefore stated, and except for the lien of taxes, both general and special, not now due and payable.**

WORDS and phrases herein, including acknowledgment hereof, shall be construed as in the singular or plural number, and as masculine or feminine gender, according to the context.

Marcia Harvey

Marcia Harvey

STATE OF TENNESSEE
COUNTY OF

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Marcia Harvey, an unmarried woman, with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence).

Witness my hand and official seal this 23RD day of February, 2005.

Signature Markqueta A. Flournoy

Print Markqueta A. Flournoy

Notary Public
County of Residence DAVIDSON

My Commission Expires:

MARKQUETA A. FLOURNOY
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.

My Commission
Expires Jan 28, 2006