DEED IN LIEU OF FORECLOSURE

KNOW ALL MEN BY THESE PRESENTS, that Estelle F. Jacobs and Eli Z. Jacobs, the Grantor(s), for and in consideration of One Dollar ($1.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, and in consideration of the full cancellation and satisfaction for the mortgage indebtedness in favor of Estelle F. Jacobs and Eli Z. Jacobs do give, grant, sell and convey to Federal National Mortgage Association, its successors and assigns all the following described real property located in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Unit No. S-305, together with the carport designated No. S-305-C, shown on the Plan of Section 3, River Plantation, Condominiums Apartments, of record in Book 4675, Page 75, 76 & 77, amended in Book 4675, Pages 102, 103, 104 & 105 and further described in a Master Deed of record in Book 4784, Page 464, Register's Office for said County, to which plan reference is hereby made for a more complete legal description.

"This legal description is identical with that Deed recorded at Instrument Number 200405120055328, in said Register's Office."

1082

403807

BEING THE SAME PROPERTY CONVEYED UNTO THE GRANTOR BY QUIT CLAIM DEED AT INSTRUMENT NUMBER 200405120055327 OF RECORD RECORDED IN DAVIDSON COUNTY TENNESSEE, IN SAID REGISTER'S OFFICE.

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said GRANTEE, his successors and assigns forever. The said GRANTOR does covenant for his/herself, him/her heirs, executors and assigns, that at the signing of these presents, he/she is well seized of the above described premises as a good and indefeasible estate in fee simple, and has good right to bargain and sell the same clear from all encumbrances whatsoever, and that he/she and his/her heirs, executors and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said GRANTEE, his/her successors and assigns, against all lawful claims and demands whatsoever.

WITNESS the HAND and SEAL of the GRANTOR on this 8th day of October, 2010.

Estelle F. Jacobs
Estelle F. Jacobs

Eli Z. Jacobs
Eli Z. Jacobs

BILL GARRETT, Davidson County
Trans:T20100075259 DEEDWARR
Recvd: 11/30/10 09:58 2 pgs
Fees:12.00 Taxes:0.00
20101130-0095068

STATE OF Georgia
COUNTY OF DeKalb

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Estelle F. Jacobs and Eli Z. Jacobs, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) executed the foregoing instrument, and acknowledged that +he y executed the same for the purposes therein contained.

Witness my hand and Notarial Seal at office this 8th day of October, 2010.

Deborah R. Lengsavath
Notary Public

My Commission Expires: 12/7/13

DEBORAH R LENGSAVATH NOTARY PUBLIC GWINNETT COUNTY, GEORGIA MY COMMISSION EXPIRES DECEMBER 7, 2013

I, or we hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $138,927.47 which amount is equal to or greater that the amount which the property transferred would command at a fair and voluntary sale.

Jill Macbowski
Affiant

Subscribed and sworn to before me this 9th day of December, 2010.

Cheri M. Johnson
Notary Public

My Commission Expires: Feb 18, 2015

OFFICIAL SEAL
Notary Public
State of South Carolina
CHERI M. JOHNSON
My Commission Expires Feb. 18, 2015

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal National Mortgage Association c/o
Wells Fargo Home Mortgage, 3480 Stateview Blvd, MAC X7802-018, Fort Mill, SC 29715.

Prepared by and return to:
FedEx
Law Office of Shapiro & Kirsch, LLP
6055 Primacy Parkway, Suite ~~410~~ 400
Memphis, TN 38119
Phone 901-767-5566
Fax 901-767-8890
S&K File No. 10-009416
Map Parcel I.D. #142050B10800C0

Property Address:
8300 Sawyer Brown Road #S305
Nashville, TN 37221