BILL GARRETT, Davidson County
Trans:T20130010477 DEEDWARR
Recvd: 02/07/13 09:01 3 pgs
Fees:18.00 Taxes:174.64
20130207-0012610

THIS INSTRUMENT PREPARED BY:
R.N. "Bo" Taylor
TAYLOR & SCHECHTER, P.C.
305 Fourteenth Avenue, North
Nashville, Tennessee 37203-3416
(615) 859-0060

DEED IN LIEU OF FORECLOSURE

Address of New Owner	Send Tax Bills to:	Map and Parcel No.
Vanderbilt Mortgage and Finance, Inc.	Same	Map and Parcel 071-01-0-080.00
P.O. Box 9800		
Maryville, TN 37802		

FOR AND IN CONSIDERATION of the sum of Ten Dollars($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration including the forgiveness of any and all debt owing by Grantor under the terms of a promissory note dated December 13, 2002, and secured by a Deed of Trust of record as Instrument Number 20021216-0154652, Register's Office for Davidson County, Tennessee, for the purchase of a mobile home described below to Grantee, the receipt and sufficiency of which is hereby acknowledged, WE, Sylvester Hudson Jr., and wife, Angelica I. Alston-Hudson, hereinafter called the GRANTORS, have bargained and sold and by these presents do transfer and convey unto VANDERBILT MORTGAGE AND FINANCE, INC., hereinafter called the GRANTEE, its heirs and assigns, a certain tract or parcel of land described as follows to-wit:

Being Part of Lot No. 4 of Scruggs Subdivision of Taylor Lane, said part of Lot No. 4 fronts 50 feet, more or less, on the Easterly margin of Monticello Drive and runs back between lines measuring 485 feet, more or less, on its Southerly line and 536 feet, more or less, on its Northerly line, to a line in the rear measuring 133 feet, more or less.

Included in the above description but specifically excluded is the conveyance to the Metropolitan Government of Nashville and Davidson County of record in Book 4266, Page 970, Register's office for Davidson County, Tennessee.

This being the same property conveyed to Sylvester Hudson Jr., by Warranty Deed from A.C. Johnson of record in Instrument Number 2001216-0154651, Register's Office for Davidson County, Tennessee.

Located on the property is a 1999 Clayton Mobile Home Vin Number CS2001988TNAB, which was purchased by the Grantors under an installment contract-security agreement and which will stay with the land.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE, its successors and assigns, forever; and we do covenant with the said GRANTEE, that we are lawfully seized and possessed of said land in Fee Simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and assigns, to warrant and forever defend the title to the said land against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural and the singular, and the use of any gender shall be applicable to all genders.

WITNESS MY HAND this 24 day of January, 2013.

Sylvester Hudson Jr.

Angelica Alston-Hudson

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, Sylvester Hudson Jr., and wife, Angelica Alston-Hudson, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, and official seal at Nashville, Tennessee on this the

24 day of January, 2013.

Jeanie Weedman
NOTARY PUBLIC



My Commission Expires: 3/8/2016

The actual consideration or value whichever is greater, for this transfer is $ 47,200.17

Mindy Teard
Affiant

STATE OF TENNESSEE)
COUNTY OF Davidson)

Subscribed and sworn to before me, this the 30th day of January, 2013.

Julie Mogan
NOTARY PUBLIC

My Commission Expires: 03-04-13

