18.37

This Instrument Prepared By:
**Robert F. Spann, Attorney at Law**
1312 Sixth Avenue, North
Nashville, TN 37208

State of Tennessee )
County of Davidson )

The actual consideration of value, whichever is greater, for this transfer is $ 100.00.

Affiant

Sworn to and subscribed before me this 15 day of Oct, 2013.

NOTARY PUBLIC

My Commission Expires: 5-20-14

ROBERT F. SPANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

BILL GARRETT, Davidson County
Trans: T20130089179 DEEDWARR
Recvd: 10/16/13 13:46 3 pgs
Fees: 18.00 Taxes: 0.37

20131016-0108113

# DEED IN LIEU OF FORECLOSURE

| ADDRESS - NEW OWNER | SEND TAX BILLS TO: | MAP/PARCEL NUMBER: |
|---|---|---|
| **Araminta Williams** | Same | 09204025000 |
| 700 Craighead St., #103 | | |
| Nashville, TN 37204 | | |

THIS INDENTURE made this _____ day of October, 2013, by and between **Johnny Burroughs and wife, Linda Burroughs**, hereinafter called "Grantor", and **Araminta Williams**, their successors and assigns, hereinafter called "Grantee".

**WITNESSETH**

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, the Grantor has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows to wit:

Land in Davidson County, Tennessee, being part of Lot No. 13 on the Map of Alpine Terrace, as of record in Book 421, page 131, Register's Office for Davidson County, Tennessee, described as follows:

PARCEL "A": Beginning at a point on the southerly margin of an alley, at the intersection of the southerly margin of said alley and the westerly margin of a proposed alley, said point being 200 1/2 feet, more or less, westerly from the westerly margin of Stivers Street; thence with the margin of said proposed alley, southwardly 164 feet to a point; thence with the northerly margin of said proposed alley, westwardly 70 feet to the easterly margin of another alley; thence northwardly, with the easterly margin of said alley, 150 feet to a point in the southerly margin of the first-mentioned alley; thence with the southerly margin of said alley, eastwardly, 140 feet to the beginning.

Being a part of the same property conveyed to Talton T. Williams and wife, Araminta Williams, an undivided ½ interest, and to Johnny Burroughs and wife, Linda Burroughs, an undivided ½ interest, by deed from Sammy Wayne Bolling and wife, Frances Bolling, of record in Book 7770, page 997, said Register' Office, the said Talton T. Williams and wife, Araminta Williams having since conveyed their undivided ½ interest to Johnny Burroughs and wife, Linda Burroughs of record in Book 8658, page 87, Register's Office for Davidson county, Tennessee.

This is property known as 2415 Stivers Street, Nashville, TN 37208

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. I covenant with the said Grantee that I am lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered except as otherwise herein set out.

I further covenant and bind myself, my heirs and representative, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons, whomsoever.

It is agreed by and between the parties hereto that this deed is an absolute conveyance of any and all title in effect as well as in form, and is not intended as a mortgage, trust conveyance or security of any kind. It is further understood by and between the parties that the consideration for this transfer, in addition that herein above set forth, is the full an absolute release of all debts, obligations and charges heretofore existing on account of and in accordance with the terms of a certain Deed of Trust executed by **Johnny Burroughs and wife, Linda Burroughs** to **Chan McCullough**, Trustee, and securing a certain debt and/or indebtedness to **Araminta Williams**. Said Deed of Trust is dated, 12+-30-1992, and is recorded in Instrument No. 8922, page 383, Register's Office for **Davidson** County, Tennessee.

It is further understood by and between the parties that the express purpose of this conveyance is to completely satisfy the obligation, evidenced by the deed of trust note, and to terminate the lien which exists through the Deed of Trust and the note secured thereby, and any effect thereof in all respects.

Johnny Burroughs
**JOHNNY BURROUGHS**

Linda Burroughs by Johnny Burroughs Attorney in Fact
**LINDA BURROUGHS**

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, **Johnny Burroughs**, the Bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 15 day of October, 2013.

ROBERT ANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY TENN.

NOTARY PUBLIC

My Commission Expires: 5-20-14

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 15 day of October, 2013, before me personally appeared **Johnny Burroughs**, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of **Linda Burroughs**, and acknowledged that such person executed the same as the free act and deed of **Linda Burroughs**.

Witness my hand and official seal this 15 day of October, 2013

NOTARY PUBLIC

My Commission Expires 5-20-14.

