BOOK 3854 PAGE 934

16DA 4375
MAP 117-8
PAR 59
aw

FHA 48-627204

CASH DEED FOR TENNESSEE

THIS INDENTURE, made and entered into this 28th **day of** December **,** 19 64 **, by and between** PHILIP N. BROWNSTEIN **, of Washington, D. C., as Federal Housing Commissioner, party of the first part, and** RALPH WALKER and wife, JUANITA WALKER **, their heirs and assigns, party(ies) of the second part,**

WITNESSETH: That for and in consideration of the sum of TEN DOLLARS ($10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate situate, lying and being in the County of Davidson **State of Tennessee, to wit:**

Being the northwesterly 25 feet of the northeasterly 145 feet of Lot No. 23 and the southeasterly 30 feet of the northeasterly 145 feet of Lot No. 24, on the Changed Plan of a Subdivision of Lots Nos. 11 to 15, inclusive of Belmont Terrace Annex No. 1, as of record in Book 547, page 99, Register's Office for said County.

Beginning at a point on the southwesterly margin of Gale Avenue, Extended, 190 feet southeast of the southeasterly margin of Brightwood Avenue; thence with the southwesterly margin of Gale Avenue, Extended, southeasterly 55 feet; thence at right angles southwesterly 145 feet; thence at right angles northwesterly 55 feet; thence at right angles northeasterly 145 feet to the beginning.

BEING the same property conveyed to the Federal Housing Commissioner, of Washington, D. C., his successors and assigns, by deed dated September 9, 1963, **and recorded in Book** 3617 **, Page** 469 **, Office of the Register, County of** Davidson **, State of Tennessee.**

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party(ies) of the second part, their **heirs and assigns in fee simple forever.**

SAID CONVEYANCE IS made subject to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; Also subject to any state of facts which an accurate survey of said property would show.

AND THE SAID party of the first part does hereby covenant with the said party(ies) of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons, claiming same by, through or under him but no further or otherwise.

IN WITNESS WHEREOF the undersigned has set his hand and seal as Field Office REALTY OFFICER , FHA Field Office, KNOXVILLE Tennessee, for and on behalf of the said Federal Housing Commissioner, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D, and under authority of 12 USC 1710(g)(204(g)NHA).

Signed, sealed and delivered in the presence of:

PHILIP N. BROWNSTEIN (SEAL)
As Federal Housing Commissioner

By Jake M. McCarter (SEAL)
JAKE M. McCARTER
Field Office REALTY OFFICER
FHA Field Office KNOXVILLE Tennessee

STATE OF TENNESSEE)
COUNTY OF KNOX) ss

Before me, LUCILLE A. BOYD , a Notary Public in and for the State and County aforesaid, personally appeared JAKE M. McCARTER who is personally well known to me and known to me to be the duly appointed Field Office REALTY OFFICER , FHA Field Office, KNOXVILLE Tennessee, and the person who executed the foregoing instrument bearing date December 28, 1964 , by virtue of the authority vested in him by the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D, and under authority of 12 USC 1710(g)(204(g)NHA), and acknowledged the same to be his free act and deed as Field Office REALTY OFFICER for and on behalf of PHILIP N. BROWNSTEIN , as Federal Housing Commissioner.

Witness my hand and official seal this 28th day of December, 1964.

Lucille A. Boyd
Notary Public

My Commission Expires: November 27, 1966.

12 USC 1710(g)(204(g)NHA) "...The power to convey and to execute in the name of the Commissioner deeds of conveyance,...may be exercised by the Commissioner or by any Assistant Commissioner appointed by him, without the execution of any express delegation of power or power of attorney: *Provided,* that nothing in this subsection shall be construed to prevent the Commissioner from delegating such power by order...in his discretion, to any officer, agent, or employee he may appoint:..."

Address of New Owner:

Ralph Walker
1711 Gale Lane
Nashville, Tennessee

Send Tax Bills to:

Dobson & Johnson, Inc.
1109 Third National Bank Bldg.
Nashville, Tennessee

STATE TAX $ 12.20
PROBATE .50
TOTAL $ 18.20

JAN 26 1965

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

PAID JAN 28 1965

66770

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

JAN 28 10 18 AM '65
NOTE BOOK 110 PAGE 292
RECORDING FEE $ 2.00
DEP. REG. 2

DOCUMENTARY

$11,800.00

DEED

FROM

FEDERAL HOUSING ADMINISTRATION

TO

Ralph Walker and wife, Juanita Walker

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Dobson & Johnson, Inc.