GUARANTY MORTGAGE CO. OF NASHVILLE BOOK 4375 PAGE 209

Map 105-9
Par. 420

This instrument was prepared by Federal Housing Administration,
725 Gay Street, S. W.
Knoxville, Tennessee 37902

CASH DEED FOR TENNESSEE

FHA No. 483-013180-203

THIS INDENTURE, made and entered into this 13th day of October, 19 69, by and between George Romney, Secretary of Housing and Urban Development, of Washington, D. C., acting by and through the Federal Housing Commissioner, party of the first part, and Frances L. Scales.

, Her 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:

GUARANTY MORTGAGE CO. OF NASHVILLE

LAND in Davidson County, Tennessee, being Lot No. 3 on the subdivision of the Sam B. Walker property of Record in Book 3106, page 134, Register's Office for Davidson County, Tennessee, and being part of Lot 12 on the Plan of W. L. B. Lawrence Property as of record in Book 21, page 148, Register's Office for Davidson County, Tennessee, also shown as Casper Spellman's Lot on the Map of Waverly Place of record in Book 57, page 95, said Register's Office.

SAID Lot No. 3 fronts 50 feet on the southerly margin of Benton Avenue and extends back 288.5 feet on the westerly line and 288.7 feet on the easterly line to a line in the rear, which is the northerly margin of an alley, on which it measures 60.1 feet.

Address of new owner:
Frances L. Scales
915 Benton Avenue
Nashville, Tennessee

Send Tax Bills: Same

IDENTIF. REFERENCE

OCT 27 2 02 PM '69
FELIX A. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

A 58676

The actual consideration for this transfer or value of property (whichever is greater) is $ 16,500.00. (This is equal to or greater than the property would bring at a fair and voluntary sale.

Frances L. Scales

Sworn to and subscribed before me this 21st day of October, 19 69.

A. M. Tennison, Notary Public
My Commission Expires February 14, 1973

OCT 27	CONV	16,500.00		
OCT 27	S'TAX		B*	42.90
OCT 27	PR'FEE		B*	.50
OCT 27	W'DEED		B*	3.00 * 46.40

BEING the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667), by deed dated April 16, 1969 and recorded in Book 4328, Page 306, 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, Her heirs and assigns in fee simple forever.

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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 Secretary of Housing and Urban Development, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D.

Signed, sealed and delivered in the presence of:

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GEORGE ROMNEY
Secretary of Housing and Urban Development

By: Federal Housing Commissioner

By: William D. Broome (SEAL)
WILLIAM D. BROOME
Field Office REALTY OFFICER
FHA Field Office KNOXVILLE , Tennessee

STATE OF TENNESSEE)
COUNTY OF KNOX) ss

Before me, WILLIAM V. FERGUSON , a Notary Public in and for the State and County aforesaid, personally appeared WILLIAM D. BROOME 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 October 13, 1969 , by virtue of the authority vested in him by the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D, and acknowledged the same to be his free act and deed as Field Office REALTY OFFICER for and on behalf of GEORGE ROMNEY Secretary of Housing and Urban Development.

Witness my hand and official seal this 13th day of October, 1969.

William V. Ferguson
Notary Public

My Commission Expires:
20th July 1971.

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