This instrument was prepared by the Office of the District Director of Internal Revenue, Nashville, Tennessee

Send tax bills to:

Earl Hawkins
303 McKennell Dr.
Nashville, Tenn. 37206

BOOK 4456 PAGE 935

Map Parcel Number:

Map. 15
Par. 90.4
PW

D E E D

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

(Pursuant to Section 6338(b), Internal Revenue Code of 1954, United States)

NOV 4 3 10 PM '70
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

IDENTIFICATION REFERENCE

A 9 5 2 4 0

THIS DEED, made and entered into this 30th day of October 1970, by and between JAMES A. O'HARA, District Director of Internal Revenue for the District of Nashville, Tennessee, grantor, and Earl Hawkins, 303 McKennell Drive, Nashville, Tennessee, grantee,

WHEREAS, Robert M. and Susie L. Butterworth, 2775 Morgan Road, Joelton, Tennessee, were lawfully assessed by the Internal Revenue Service with withholding taxes and statutory additions thereto for periods ending December 31, 1966 on September 29, 1967; March 31, 1967 and June 30, 1967 on October 6, 1967; September 30, 1967 on May 14, 1968; and income tax and statutory additions thereto for periods ending December 1965 on April 26, 1968; and December 1966 on June 2, 1967.

WHEREAS, the outstanding balance due on the assessment aforesaid on May 1, 1970, including all statutory interest and accruals to that date, which is the date the hereinafter described property was seized, amounted to Seven Thousand Nine Hundred Four and 40/100th's Dollars ($7,904.40);

WHEREAS, by virtue of levy issued to collect the aforesaid tax due the United States and payable by Robert M. and Susie L. Butterworth, which tax remained unpaid for more than ten (10) days after notice and demand for payment therefor, the grantor,

through his duly authorized Revenue Officer, T. A. McAmis, seized the hereinafter described property as provided by Section 6331 of the Internal Revenue Code of 1954, and offered same for sale on June 24, 1970, after having given notice of the seizure and of the sale as required by the statute in such cases;

WHEREAS, that at such sale aforesaid the property was sold, as provided by Section 6335 of the Internal Revenue Code of 1954 at public auction to the said grantee for the sum of Four Thousand Fifty and no/100th's Dollars ($4,050.00), said grantee being the highest bidder for same, and that sum being the highest bid for same; and

WHEREAS, more than one hundred and twenty days (120) as allowed by law for redeeming said property as described in the Certificate of Sale dated June 24, 1970, which Certificate was properly executed under authority of Section 6338(a) of the Internal Revenue Code of 1954, and the said property not having been redeemed within the said one hundred and twenty days (120) as provided by Section 6337(b) of the Internal Revenue Code of 1954, and the original copy of the aforesaid Certificate of Sale having been surrendered to the grantor as required by statute:

NOW, THEREFORE, that for and in consideration of the sum of Four Thousand Fifty and no/100th's Dollars ($4,050.00) to him in hand paid as aforesaid, the receipt of which is hereby acknowledged, and for and in consideration of the surrender of the aforesaid Certificate of Sale by the grantee to the grantor, the grantor has given, granted, bargained and sold, and does by these presents give, grant, bargain, sell and convey unto the grantee, his successors, and assigns, subject to whatever rights any Mortgagee, Purchaser, Judgment Creditor or other lienor may have in said property in view of the

provisions of Section 6323 of the Internal Revenue Code of 1954, all the estate, right, title, and interest which the said Robert M. and Susie L. Butterworth had in to the aforesaid property (on the date when the United States' lien for unpaid federal taxes for which the aforesaid levy was issued attached to such estate, right, title, and interest), the following property in Davidson County, Tennessee:

> Land in the 14th, formerly 24th Civil District of said County, being part of Tract No. 6 on the map of the Subdivision of the Weaver-Harris et al Lands, as of record in Plan Book 2, page 183, Chancery Court at Nashville, described according to a survey made by C. J. Carney, Surveyor, dated June 20, 1963, as follows:
>
> TRACT NO. 2 - Being at a point in Morgan Road, said point being the northeast corner of the land conveyed to George S. Brent and Charles A. Gentry, by deed of record in Book 3133, page 501, Register's Office for said County; thence south 2° 30' west 1021 feet to a point; thence north 88° 30' west 80 feet to a point; thence due north 865 feet to a point in said Morgan Road ; thence with said Road, north 34° 30' east 200 feet to the beginning. Said tract is improved.
>
> Being part of the same property conveyed to Robert M. Butterworth and wife, Susie L. Butterworth by deed from David A. Allen and wife, Rita Allen as recorded in Book 3834, page 29, Register's Office for Davidson County, Tennessee.
>
> This is improved property known as 2775 Morgan Road, Joelton, Tennessee.

TO HAVE AND TO HOLD said property with all privileges and appurtenances thereon and thereunto belonging, unto Earl Hawkins, said grantee, his successors and assigns, forever, as fully and absolutely as the said grantor may or can lawfully convey by virtue of the aforesaid levy and sale and the laws of the United States relating thereto.

IN TESTIMONY WHEREOF, the said grantor hereunto has set his hand and seal the day and year first above written.

James A. O'Hara

JAMES A. O'HARA
District Director of Internal Revenue
Nashville, Tennessee

BOOK 4456 PAGE 938

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Virginia M. Weber, a Notary Public in and for said State and County, the within named James A. O'Hara, District Director of Internal Revenue, Nashville District, State of Tennessee, the bargainor, with whom I am personally acquainted and known by me to be such officer who acknowledged that he executed the within instrument as such officer, freely and voluntarily, for the purpose therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, at Nashville, Tennessee, this 24th day of October 1970.

Virginia M. Weber
NOTARY PUBLIC
My Commission Expires November 12, 1972

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $4000.00. Affiant [signature]
Subscribed and sworn to before me this 4th day of December 70
Deputy Register B Rumble

NOV-4 70	CONV	*4,000.00				
NOV-4 70	S*TAX		A*	10.40		
NOV-4 70	PR*FEE		A*	.50		
NOV-4 70	W*DEED		A*	6.00	*	16.90