BOOK 4888 PAGE 759 #11W-71035

This instrument was prepared by the Department of Housing and Urban Development, Nashville, Tennessee

CASH DEED FOR TENNESSEE

THIS INDENTURE, made and entered into this 6th day of February, 19 75, by and between James T. Lynn, Secretary of Housing and Urban Development, of Washington, D. C., party of the first part, and Arthur James Buckner and wife, Sandra Buckner, 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:

LAND in Davidson County, Tennessee, being the westerly 5 feet of Lot No. 4, and all of Lot No. 5, Block 17, on the plan of Charlotte Park, as of record in Book 57, page 161, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 4 and all of Lot No. 5 fronts 55 feet on the northerly margin of Elkins Avenue (Formerly 2nd Avenue) and runs back between parallel lines 150 feet to a dead line in the rear measuring 50 feet thereon, which is an alley.

FEB 11 75	CONV	14,000.00			
FEB 11 75 S'TAX			A*	36.40	
FEB 11 75 PB'FEE			A*	.50	
FEB 11 75	W'DEED		A*	4.00	* 40.90

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 May 21, 1974 and recorded in Book 4818, Page 295, Office of the Register, County of Davidson, State of Tennessee.

ADDRESS NEW OWNER: Arthur James Buckner, 3508 Elkins Avenue, Nashville, Tennessee

PROPERTY ADDRESS: 3508 Elkins Avenue, Nashville, Tn.

SEND TAX BILLS TO: The Lomas & Nettleton Company, Post Office Box 964, Virginia Beach, Virginia 23451

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.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $14,000.00.

Arthur James Buckner
Affiant

Subscribed and sworn to before me, this the 7th day of February, 19 75.

Notary Public

My Commission Expires: 4-8-75

FHA FORM NO. 1879 Rev. 2/72

CASH DEED TENNESSEE

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 Director Office Housing Management , HUD Insuring Office, Nashville , Tennessee, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of Section 204(g) of the National Housing Act.

Signed, sealed and delivered in the presence of:

Jeanette McCroy

Billy Whitfield

James T. Lynn
Secretary of Housing and Urban Development

By James W. Ray (SEAL)
James W. Ray
Director Office Housing Management
HUD Insuring Office, Nashville , Tennessee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) ss

Before me, Joseph A. Tomlinson , a Notary Public in and for the State and County aforesaid, personally appeared James W. Ray who is personally well known to me and known to me to be the duly appointed Director Office, Housing Management , HUD Insuring Office, Nashville , Tennessee, and the person who executed the foregoing instrument bearing date February 6, 1975 by virtue of the authority vested in him by Section 204(g) of the National Housing Act, and acknowledged the same to be his free act and deed as Director Office Housing Management for and on behalf of James T. Lynn , Secretary of Housing and Urban Development.

Witness my hand and official seal this 6th day of February, 1975 .

Joseph A. Tomlinson
Notary Public

JOSEPH A. TOMLINSON NOTARY PUBLIC STATE AT LARGE STATE OF TENNESSEE (SEAL)

My Commission Expires: November 12, 1975

IDENTIF. REFERENCE C87270

FEB 11 1 40 PM '75
FELIX Z. ROSSON REGISTER
DAVIDSON COUNTY, TENN.