PREPARED BY:
SIDNEY M. KATZ, ATTY. SMK
4041 KNIGHT ARNOLD RD.
MEMPHIS, TENNESSEE 38118

NMC No. 042319, G. B. Smith Plaintiff's Ex. No. 61-15

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SPECIAL WARRANTY DEED

THOMAS, HAMILTON & BAUM P. 35
107 FA... AVENUE
JAMES ROBERTSON PARKWAY
NASHVILLE, TENNESSEE 3.210

THIS INDENTURE made and entered into this 20th day of February, 1975

by and between National Mortgage Company

a corporation organized and existing under and by virtue of the laws of the State of Tennessee, party of the first part, and the SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, D.C., HIS SUCCESSORS AND ASSIGNS, party of the second part

WITNESSETH: That for the consideration of TEN DOLLARS ($10.00) cash in hand paid, and other good and valuable considerations, receipt of all 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 of the second part the following described real estate, situated and being in Davidson, County of Tennessee, State of Tennessee, to wit:

Being Lot No. 145 on the Plan of Shepardwood Subdivision, Section 2, as of Record in Book 4460, Page 66, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description. Said plan has been amended in Deed Book 4768, Page 460, said Register's Office.

Being the same property conveyed to National Mortgage Company by Deed from Theodore E. Carver, Successor Trustee, of record in the Register's Office for Davidson County, Tennessee in Book 4890, Page 419.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto said party of the second part his successors and assigns forever.

The said party of the first part conveys the aforedescribed real estate which is unencumbered

except for the 1975 real estate taxes, which are not yet due and payable.

And that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons claiming the same by, through or under it, but not further or otherwise.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

Attest: Edwin G. Moskovitz, Assistant Secretary

By Marlin Graber, Senior Vice President

STATE OF TENNESSEE

COUNTY OF Shelby

BEFORE ME, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Marlin Graber and Edwin G. Moskovitz with whom I am personally acquainted and who upon oath acknowledged themselves to be the Senior Vice President and Assistant Secretary, respectively of National Mortgage Company the within named bargainor, a corporation, and they as such Senior Vice President and Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Senior Vice President and attesting the same by the Assistant Secretary.

WITNESS my hand and official seal at office this 24th day of Feb., 1975.

MY COMMISSION EXPIRES: 8-2-75

Notary Public

(FOR RECORDING DATA ONLY)

Property Address: 2562 Bothowwd Drive
Nashville, Tenn. 37207

Mail tax bills to: SECRETARY OF HOUSING AND URBAN DEVELOPMENT, WASHINGTON, D.C.

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IDENTIF. REFERENCE

FEB 28 3 55 PM '75

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

FEB28[15]	MISC	A*	4.00	*	4.00