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#15DA-30710

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 21st day of February, 19 75, by and between James L. Mitchell Acting, Secretary of Housing and Urban Development, of Washington, D. C., party of the first part, and Elmer R. Dixon and wife, Peggy M. Dixon, 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 Lot No. 34 as shown on the Plan of Chas U. Cogging First Addition to Nashville, as of record in Book 421, Page 33, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

MAR-3 75	CONV	19,000.00			
MAR-3 75 S TAX			A*	49.40	
MAR-3 75 PR FEE			A*	.50	
MAR-3 75	W DEED		A*	4.00	* 53.90

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 October 24, 1974 and recorded in Book 4863, Page 411, Office of the Register, County of Davidson, State of Tennessee.

ADDRESS NEW OWNER: Elmer R. Dixon, 1642 Chase Avenue, Nashville, Tennessee 37216

PROPERTY ADDRESS: 1642 Chase Avenue, Nashville, Tennessee 37216

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 $19,000.00.

Elmer R Dixon
Affiant

Subscribed and sworn to before me, this the 28th day of February, 19 75.

Notary Public

My Commission Expires: November 8, 1975

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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 McCoy

Aleta Jones

James L. Mitchell, Acting
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 21, 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 L. Mitchell Acting Secretary of Housing and Urban Development.

Witness my hand and official seal this 21st day of February, 1975 .

Joseph A. Tomlinson
Notary Public

JOSEPH A. TOMLINSON NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE LARGE SEAL

My Commission Expires: November 12, 1975

IDENTIF. REFERENCE

C 89247

FELIX E. ... REGISTER
DAVIDSON COUNTY, TENN.
MAR 3 11 48 AM '75

265485-P

HUD-Wash., D. C.

FHA FORM NO. 1809 Rev. 2772