This instrument prepared by Theodore E. Carver, Atty., Suite 1100
1719 West End Bldg.
Nashville, Tenn
37203

SPECIAL WARRANTY DEED

BOOK 5445 PAGE 271

THIS INDENTURE made and entered into this 29th day of May 19 79 by and between Molton, Allen & Williams, Inc. a corporation organized and existing under and by virtue of the laws of the State of Alabama, 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 Nashville, County of Davidson State of Tennessee, to wit:

Being the westerly part of Lots Nos. 6 and 7 on the Map of W.J. Myers Subdivision of certain lots in Maxey's Addition, of record in Book 332, page 66, Register's Office, Davidson County, Tennessee, and being known as Lot No.1 on the Plan of a re-subdivision of said lots 6 and 7, and described according to a survey by Southern Land Surveying Company, Inc., and further described by a survey by John Kohl and Company, dated July 24, 1978, as follows:

Said Lot No. 1 fronts 70.2 feet on the southerly margin of Litton Avenue and extends back 89.8 feet on the easterly line and 95.5 feet on the westerly line, along the easterly margin of an alley to a dead line in the rear on which it measures 70.0 feet. * (Description cont'd below)

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 1979 Metropolitan Government taxes, and subject to subdivision restrictions, building lines and easements of record in the aforementioned plat.

* (cont'd description) Being the same property conveyed to Molton, Allen & Williams, Inc., by Trustee's Deed from Wayne R. Tate, Trustee, of record in Book 5438, page 877, said Register's Office.

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.

MOLTON, ALLEN & WILLIAMS, INC.

Attest J. Thomas Duke
Assistant Secretary

By William D Tharpe III
Assistant Vice President

STATE OF ~~TENNESSEE~~ Alabama
COUNTY OF JEFFERSON

BEFORE ME, the undersigned Notary Public in and for the County and aforesaid, personally appeared William D. Tharpe, III and J. Thomas Duke with whom I am personally acquainted and who upon oath acknowledged themselves to be the Assistant Vice President and Assistant Secretary, respectively of Molton, Allen & Williams, Inc. the within named bargainor, a corporation, and they as such Ass't. 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 Assistant Vice President, and attesting the same by the Assistant Secretary.

WITNESS my hand and official seal at office this 29th day of May 19 79

MY COMMISSION EXPIRES: 1-30-82

Notary Public

(FOR RECORDING DATA ONLY)

Map 72-11, parcel 300

Improved
Property Address 1438 Litton Ave.
Nashville, Tenn 37216

Mail tax bills to:
Director, Mortgage Ins. Accounting
Dept. of Housing & Urban Development
451 7th Street, S.W.
Washington, D. C. 20410
Atten: Acquired Home Property Branch

F 32837 BOOK 5445 PAGE 272

72E DC/DS 4.00 CHECK
175

IDENTIF. REFERENCE

JUN 5 1 17 PM '79

FELIX Z. ELLSON II REGISTER
DAVIDSON COUNTY, TENN.