#3453

B of 38

Map 34-13 P-185
Field Book No.11D-26040

CASH DEED FOR TENNESSEE

This instrument was prepared by the Department of Housing and Urban Development. Suite 1600, One Commerce Nashville, Tennessee 37239

THIS INDENTURE, made and entered into this 13th day of September, 19 84 by and between Samuel R. Pierce, Jr., Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and HENRY D. BAIRD and wife, JEANETTE BAIRD, 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:

BOOK 6385 PAGE 805

Land in Davidson County, Tennessee, being Lot No. 24 and part of Lot No. 23 on the plan of East Lawn Subdivision, Block G, of record in Book 547, page 154, Register's Office for said County.

Said Lot No. 24 and part of Lot 23 fronts together 54 feet on the southerly margin of Florence Avenue and extends back between lines 120 feet to a dead line in the rear.

This is improved property known as: 1386 Florence Avenue, Madison, TN. 37115

BEING the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended *(12 U.S.C. 1701 et seq.)* and the Department of Housing and Urban Development Act *(79 Stat. 667)*, by deed dated and recorded in Book 6285, Page 539, Office of the Register, County of Davidson, State of Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all 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.

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/she is lawfully seized in fee of the aforedescribed real estate; that he/she has a good right to sell and convey the same; that the title and quiet possession thereto he/she will warrant and forever defend against the lawful calims of all persons, claiming same by, through or under him/her no further or otherwise.

IN WITNESS WHEREOF the undersigned has set his/her hand and seal as Acting Chief CPO Office of Housing Management HUD Nashville Office, Nashville Tennessee, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of the Federal Register, Volume 35, Page 16106 *(10/14/70)*, as amended.

SAMUEL R. PIERCE, JR.
Secretary of Housing and Urban Development

Signed, sealed and delivered in the presence of:

Mitzi Jones

Vickie Forrest

By: Dave Kuckkahn *(SEAL)*
David Kuckkahn, Acting Chief Property Officer
HUD Nashville Office, Office of Housing Management Nashville, Tennessee

STATE OF TENNESSEE)
COUNTY OF Davidson) ss

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared David Kuckkahn who is personally well known to me and known to me to be the duly appointed Acting CPO Office of Housing Management HUD Nashville Office, Nashville Tennessee, and the person who executed the foregoing instrument bearing date September 13, 1984, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed as Acting CPO Office of Housing Mgmt. for and on behalf of Samuel R. Pierce, Jr. Secretary of Housing and Urban Development.

Witness my hand and official seal this 13th day of September, 1984

Notary Public

(SEAL)
My Commission Expires: 4-19-87

Replaces FHA-1879, which is obsolete.

HUD-91879 (5-83)
(24 CFR 200.150)

CASH DEED FOR TENNESSEE

Secretary of Housing and Urban Development

to Henry D. Baird and wife,
Jeanette Baird

ADDRESS NEW OWNERS AS FOLLOWS:

HENRY D. BAIRD and wife,
JEANETTE BAIRD
120 Needmore Road
Old Hickory, TN 37138

SEND TAX STATEMENTS TO:

New Owner

BOOK 6385 PAGE 806

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ 26,680.00

Henry D. Baird
AFFIANT

Subscribed and sworn to before me this 13th day of September, 1984.

Notary Public
NOTARY PUBLIC

My commission expires: 4-19-87

RETURN TO:
First Title and Escrow Co., Inc.
P. O. Box 926
Brentwood, Tennessee 37027

File Box 38

I-50934

IDENTIF. REFERENCE

SEP 20 10 45 AM '84

DAVIDSON COUNTY, TN

09/20 ... CHECK

1322

OFFICIAL RECEIPT

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6385 PAGE 807

CO -CONVEYANCE	CC -CERTIFIED COPY	MISC -MISCELLANEOUS
MO -MORTGAGE	REL -RELEASE	CO TX -STATE TAX CONVEY
WD -WARRANTY DEED	UCC -UNIFORM COMMERCIAL CODE	MO TX -STATE TAX MORT
TD -TRUST DEED		PRFEE -PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

26680.00- CAMT.
69.42 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 75.92-
1922A09/20/84 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 5 0 9 3 4

IDENTIF. REFERENCE

SEP 20 10 45 AM '84

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 0070409