K#961583-2 das

FORM NO. WD-1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $_____

_____
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF _____, 19___.

_____
Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Richard D. Taylor, Jr. (NAME) One Union Street, Nashville, TN 37219 (ADDRESS)

| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Secretary of HUD (NAME) | The Department of HUD (NAME) | Map #72-11 |
| Washington, D.C. 20140 (STREET ADDRESS OR ROUTE NUMBER) | Suite 1600 One Commerce Place (STREET ADDRESS) | Parcel #107 |
| (CITY) (STATE) (P. O. ZIP) | Nashville, TN 37239 (CITY) (STATE) (ZIP) | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, The Kissell Company

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO The Secretary of Housing and Urban Development, his successors and assigns,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 6 and the northerly 5 feet of Lot No. 7 on the Plan of J.R. Henderson Subdivision, not of record, described according to a survey by John Kohl, dated march 3, 1981, as follows:

Said Lot fronts 55 feet on westerly margin of Branch Street and runs back between parallel lines measuring 213.6 feet to a dead line in the rear, measuring 55 feet.

Being the same property conveyed to Jimmy Osborne by Deed dated the 12th day of November, 1981, and of record in Book 5819, Page 356, Register's Office for Davidson County.

Being the same property conveyed to the Kissell Company by Richard D. Taylor, Jr., Trustee, by an instrument dated the 12th day of June, 1984 and of record in Book 6322, Page 334, Register's Office for Davidson County, Tennessee.

The warranties of title herein stated may be limited by reason of the statutory right of redemption arising under T.C.A. § 66-8-101 et seq., presently held by Jimmy Osborne, or by any other party incident to the foreclosure of the Deed of Trust of record in Book 5719, Page 730, Register's Office for Davidson County, Tennessee as evidenced by the Trustee's Deed refered to in the foregoing derivation clause.

This is unimproved ( ) improved (X) property, known as 2435 Branch Street (House Number) (Street) Nashville, TN 37216 (P. O. Address) (City or Town) (Postal Zip)

Re: Osborne

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand on this 17th day of July, 19 84

The Kissell Company By: _____
Jerry R. Johnson, Vice President

By: _____
Marcia Esty, Assistant Secretary

STATE OF OHIO )
COUNTY OF CLARK )

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Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor___, with whom I am personally acquainted, and who acknowledged that_____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at Clark County, Ohio, this_____day of_____19___.

Commission expires_____

_____
Notary Public

STATE OF OHIO )
COUNTY OF CLARK )

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared Marcia Esty and Jerry R. Johnson ~~this day~~ ~~XXXXXX~~ ~~XXXXXX~~ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Assistant Secretary and Vice President respectively of the THE KISSELL COMPANY the within named bargainor, a corporation, and that (~~he~~ they) as such Assistant Secretary and Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said Marcia Esty as such Assistant Secretary, and attesting the same by the said Jerry R. Johnson as such Vice President.

Witness my hand and official seal at office at Springfield Clark County Ohio on this the 17th day of July, 1984

KAREN S. GRUBE, Notary Public
In and for The State of Ohio
My commission expires My Commission Expires April 5, 1989

Karen S. Grube
Notary Public

OHIO

**WARRANTY DEED**

FROM
The Kissell Company

TO
The Secretary of HUD

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

05/28 4:00- CHECK

152889

IDENTIFICATION REFERENCE

SEP 21 12 03 PM '84

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