NMC # 104589
FHA Case # 483-094556-203

But 30 — 12-12 196
15DZ562.55

SPECIAL WARRANTY DEED

BOOK 6433 PAGE 773

THIS INDENTURE made and entered into this 15th day of November 19 84 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 Nashville, , County of Davidson State of Tennessee , to wit:

Land in Davidson County, Tennessee, being the westerly 46 Feet, 8 inches of lot No. 138 and the Easterly 15 feet of Lot No. 139 on the plan of Riverside Drive Subdivision, of record in Book 974, pages 60 and 61, Register's Office for said County.

Said tract fronts 61 feet, 8 inches on the southerely margin of Mardsden Avenue and extends back between parallel lines 150 feet to a dead line.

Also conveyed herewith are rights to use the driveway serving the property which adjoins, to the east as set out in a joint driveway agreement of record in Book 4519, and page 568, rerecorded in Book 4526, page 907, both in the Register's Office.

BEING the same property conveyed to National Mortgage Company, by deed, from D. W. McMackin Substitute Trustee, in the Register's Office of Davidson County, Tennessee, in Book 6386, Page 748, dated September 21, 1984.

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.

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.

NATIONAL MORTGAGE COMPANY

ATTEST:

BY:

David J. Weissmann Senior Vice President

Edwin Moskovitz Assisatant Secretary

CHECK

98 11/27 8.00

16593.0

IDENTIF. REFERENCE

Nov 27 11 26 AM '84

REGISTER
DAVIDSON COUNTY, TN

BOOK 6433 PAGE 774

STATE OF *Tennessee*)
) SS.
COUNTY OF *Shelby*)

BEFORE ME, the undersigned Notary Public in and for the County and State aforesaid, personally appeared *David J. Weissmann* and *Edwin 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 *15th* day of *November*, 19 *84*

SIDNEY KATZ NOTARY PUBLIC SHELBY COUNTY, TENN.

Notary Public

My Commission Expires: *January 30, 1988*

Property Address: *1706 Marsden, Nashville, Tennessee 37216*

Mail tax bills to: Director, Mortgage Insurance Accounting
Department of Housing and Urban Development
451 7th Street S. W.
Washington, D. C. 20410

Attention: Acquired Home Property Section

This instrument was prepared by: Sidney M. Katz, Attorney
4041 Knight Arnold Rd.
Memphis, Tennessee 38118