This instrument was prepared by the Office of the District Director of Internal Revenue, Nashville, Tennessee.

Send tax bills to:
C. R. Bissinger
5903 Robertson Rd.
Nashville, TN. 37209

Map Parcel Number:
103-4-94

BOOK 6757 PAGE 275

D E E D

(Pursuant to Section 6338(b) of the Internal Revenue Code of 1954)

THIS DEED, made and entered into this 24th day of March, 1977, by and between JAMES A. O'HARA, District Director of Internal Revenue for the District of Nashville, Tennessee, grantor, and Russell Bissinger and Charlie Bissinger, 5903 Robertson Road, Nashville, Tennessee, grantees.

WHEREAS, Billy R. Hobdy, 154 Bonnafield Drive, Hermitage, Tennessee was lawfully assessed by the Internal Revenue Service with income tax on August 4, 1975, for the period ending December 31, 1974, and withholding tax on September 1, 1975, for the period ending June 30, 1975, on March 24, 1975, for the period ending December 31, 1974, and on June 14, 1976, for the period ending March 31, 1976;

WHEREAS, the outstanding balance due on the assessments aforesaid on August 19, 1976, including all statutory interest and accruals to that date, which is the date the hereinafter described property was seized, amounted to seven thousand four hundred fifty-one and 36/100th's dollars ($7,451.36);

WHEREAS, by virtus of levy issued to collect the aforesaid tax due the United States and payable by Billy R. Hobdy, which tax remained unpaid for more than ten (10) days after notice and demand for payment therefor, the grantor, through his duly authorized Revenue Officer, Vaughn L. Deaton, seized the hereinafter described property, as provided by Section 6331 of the Internal Revenue Code of 1954, and offered same for sale on October 4, 1976, after having given notice of the seizure and of the sale as required by the statute in such cases;

WHEREAS, that at such sale aforesaid the property was sold, as provided by Section 6335 of the Internal Revenue Code of 1954, at public auction to the said grantees for the sum of eleven thousand one hundred and 00/100th's dollars ($11,100.00), said grantees being the highest bidder for same, and that sum being the highest bid for same; and

WHEREAS, more than one hundred and twenty (120) days having expired as allowed by law for redeeming said property as described in the Certificate of

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 11,100.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7th DAY OF January 19 86

Deputy Register

Sale dated October 4, 1976, which Certificate was properly executed under authority of Section 6338(a) of the Internal Revenue Code of 1954, and the said property not having been redeemed within the said one hundred and twenty (120) days as provided by Section 6337(b) of the Internal Revenue Code of 1954, and the original copy of the aforesaid Certificate of Sale having been surrendered to the grantor as required by statute:

NOW, THEREFORE, that for and in consideration of the sum of eleven thousand one hundred and 00/100th's dollars ($11,100.00), to him in hand paid as aforesaid, the receipt of which is hereby acknowledged, and for and in consideration of the surrender of the aforesaid Certificate of Sale by the grantees to the grantor, the grantor has given, granted, bargained and sold, and does by these present give, grant, bargain, sell and convey unto the grantees, their successors and assigns, subject to whatever rights any Mortgagee, Purchaser, Judgment Creditor or other lienor may have in said property in view of the provisions of Section 6323 of the Internal Revenue Code of 1954, all the estate, right, title and interest which the said Billy R. Hobdy had in and to the aforesaid property (on the date when the United States' lien for unpaid federal taxes for which the aforesaid levy was issued attached to such estate, right, title and interest), the following property in Davidson County, Tennessee:

> Being Lot No. 9 and the easterly 25 feet of Lot No. 10 of Block 4 on the Map of a part of Sylvan Park, of record in Book 332, page 104, Register's Office for said County.
>
> Said Lot No. 9 and part of Lot No. 10 adjoin and front together 75 feet on the northerly side of Utah Avenue, formerly 7th Avenue, and runs back between parallel lines 160 feet to an alley.
>
> Being the same property conveyed to Billy Ronald Hobdy, Deborah Elaine Hobdy and Jennifer Lynn Hobdy from W. M. Cox and Tessie Cox, of record in Book 4859, page 156, Register's Office Davidson County, Tennessee.
>
> Being the same property conveyed to Billy Ronald Hobdy by deed of record, Book 4905, page 451, Register's Office Davidson County, Tennessee.
>
> This is improved property located at 4604 Utah Avenue, Nashville, Tennessee.

TO HAVE AND TO HOLD said property with all privileges and appurtenances thereon and thereunto belonging, unto Russell Bissinger and Charlie Bissinger, said grantees, their successors and assigns, forever, as fully and absolutely

as the said grantor may or can lawfully convey by virtue of the aforesaid levy and sale and the laws of the United States relating hereto.

IN TESTIMONY WHEREOF, the said grantor hereunto has set his hand and seal the day and year first above written.

JAMES A. O'HARA
District Director of Internal Revenue
Nashville, Tennessee

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Virginia M. Weber, a Notary Public in and for said State and County, the within named James A. O'Hara, District Director of Internal Revenue, Nashville District, State of Tennessee, the bargainor, with whom I am personally acquainted and known by me to be such officer who acknowledged that he executed the within instrument as such officer, freely and voluntarily, for the purpose therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, at Nashville, Tennessee, this 24th day of March, 1977.

Virginia M. Weber
Notary Public

My Commission Expires Feb. 16, 1981

RELEASED
6 6 8 3 0
IDENTIFICATION REFERENCE
JAN 7 12 49 PM '86
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

6757

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

RECEIVED OF _____

FOR _____

BOOK 6757 PAGE 278

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

11107.00- CAPIT.
20.06 CSTAX
.50 PRFEE
9.00 WDEED
CHECK 38.36-
3492A01/07/86 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

66830

IDENTIFICATION REFERENCE

JAN 7 12 49 PM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 208307