Box 37

1161 Murfreesboro Road, #505
Nashville, TN 37217

**CASH DEED FOR TENNESSEE**

This instrument was prepared by the Department of Housing and Urban Development, One Commerce Pl., #1600 Nashville, TN 37239

THIS INDENTURE, made and entered into this 27th day of April, 19 87, by and between Samuel R. Pierce, Jr., Secretary of Housing and Urban Development, of Washington, D. C., party of the first part, and Nancy J. Derr, her heirs and assigns, party(ies) of the second part,

BOOK 7218 PAGE 973

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:

LAND in Davidson County, Tennessee, being Lot No. 63B on the Zone Lot Division of Lot NO. 63 on the Plan of Valley Grove Subdivision, Section 1, Revised of record in Book 6050, page 72, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete and accurate description.

THIS IS IMPROVED PROPERTY KNOWN AS: 4235 Valley Grove Drive, Hermitage, TN 37076

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 October 21 1986 and recorded in Book 7114, Page 635, 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, her 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 CPO Office 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.

Signed, sealed and delivered in the presence of:

Joan C. Armstrong

Mattie Jones

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

By: David Kuckkahn (SEAL)
David Kuckkahn, Chief Property Officer
Office Housing Management
HUD Nashville Office, 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 CPO Office Housing Management, HUD Nashville Office, Nashville Tennessee, and the person who executed the foregoing instrument bearing date April 27, 1987, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed as CPO Office Housing Mgmt, for and on behalf of Samuel R. Pierce, Jr. Secretary of Housing and Urban Development.

Witness my hand and official seal this 27th day of April, 1987.

Lynda Kaye Jones
Notary Public

(SEAL)

My Commission Expires: 9/11/1990

Replaces FHA-1879, which is obsolete.

HUD-91879 (5-83)

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $32,500.00.

Nancy J. Derr
Affiant

Sworn and subscribed before me this the 27th day of April, 1987.

Notary

My Commission Expires: 2/18/87

| NAME OF NEW OWNER | SEND TAX BILLS TO | MAP-PARCEL |
|---|---|---|
| Nancy J. Derr<br>4235 Valley Drive<br>Hermitage, TN 37076 | Leader Federal Mortgage, Inc.<br>P. O. Box 275<br>Memphis, TN 37101 | 86-16-94 |

2016

IDENTIFICATION REFERENCE

APR 29 2 13 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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

RECEIVED OF _____

FOR _____

BOOK 7218 PAGE 975

| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|
| | | | | |

32500.00- CAMT.
91.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 97.50-
0500A 4/29/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2016

IDENTIFICATION REFERENCE

APR 29 2 13 PM '87

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 75283