CASH DEED FOR TENNESSEE

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This instrument was prepared by the Department of Housing and Urban Development.

THIS INDENTURE, made and entered into this 6th day of February, 19 89, by and between J. Michael Dorsey, Acting Secretary of Housing and Urban Development, of Washington, D. C., party of the first part, and James Irwin, his 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:

Land in Davidson County, Tennessee, being part of the Old Litton Farm and being the property as described in Book 3643, page 269, Register's Office, Davidson County, Tennessee, and further described by John Kohl, Surveyor, dated February 6, 1979, as follows:

Beginning on the westerly margin of Scott Avenue at a point 50 feet south of the southerly margin of Litton Avenue; thence with the westerly margin of Scott Avenue, southwardly 50 feet; thence westwardly 150 feet to a point; thence northwardly 50 feet to a point; thence eastwardly 150 feet to the point of beginning.

This conveyance is made subject to the matters set forth in the above referenced plan of record.

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 9-30-87 and recorded in Book 7432, Page 951, 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, his 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.

J. Michael Dorsey
Acting Secretary of Housing and Urban Development

Signed, sealed and delivered in the presence of:

Gloria Smith

Joan A. Jimerson

By: David Kuckkahn, Chief Property Officer (SEAL)
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 February 6, 1989, 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 behal of J. Michael Dorsey, Acting Secretary of Housing and Urban Development.

Witness my hand and official seal this 6th day of February, 1989.

LEA S. RICHARD NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Lea S. Richard
Notary Public

(SEAL)
My Commission Expires: 1-11-92

Replaces FHA-1879, which is obsolete.

HUD-91879 (5-8)
(24 CFR 200.15(

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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The actual consideration or value, whichever is greater, for this transfer is $ 26,700.00 .

Affiant

Subscribed and sworn to before me, this the 6th day of February , 1989 .

Notary Public

My commission expires: 3-13-90

CORALEE ELEVETT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

ADDRESS NEW OWNER(S):

James Irwin
200 Sunrise
Nashville, TN 37211

SEND TAX BILLS TO/AND MORTGAGEE IS:

Same/None

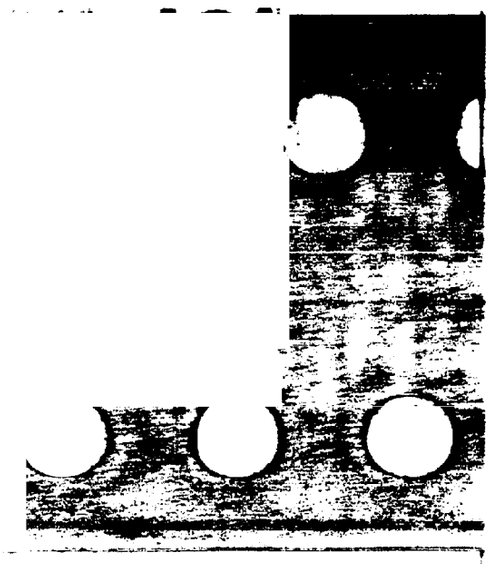
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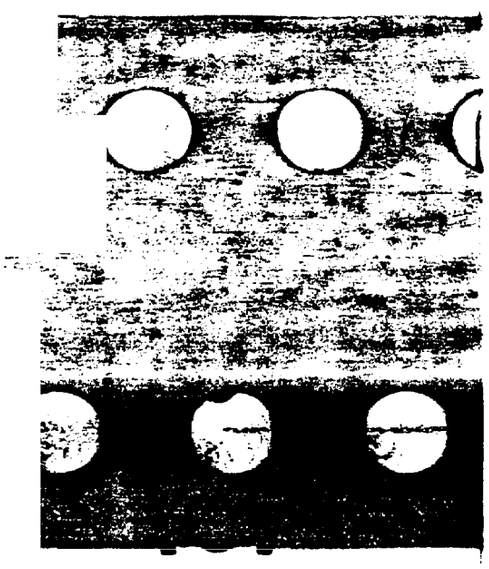
072-10-0-230.00
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FEB 7 2 58 PM '89

5342 02/07 0101 03CHECK 24.61





OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL

CAMT	26700.00
CON TX	88.11
PRFEE	0.50
WDEED	6.00
TOTAL	94.61
CHECK	94.61

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 02/07/89 15:01 0001 5342

07390

IDENTIFICATION REFERENCE

FEB 7 2 58 PM '89

FELIX Z. WILSON, II REGISTER

No. 179834