3021808 - Monsue

THIS INSTRUMENT PREPARED BY AND RETURN TO
LAW OFFICES OF SHAPIRO & KIRSCH
P O BOX 241155
MEMPHIS, TN 38124 1155

Tennessee FHA
S&K #: 90-1142

#483-1031212-703B

WARRANTY DEED

BOOK 8288 PAGE 503

THIS DEED, between Troy & Nichols, Inc., organized and existing under the laws of the State of Louisiana, with its principal office located at Monroe, in the County of OUACHITA, State of Louisiana, hereinafter called Grantor, and the SECRETARY OF HOUSING & URBAN DEVELOPMENT, Washington, D.C., hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto his/her successors in such office, as such, and his/her or their assigns, certain property described as follows:

Described land situated in Nashville, Davidson County, Tennessee, being Lot No. 34 on the Plan of the Subdivision of Lots 39 and 40 of the B. F. Cockrill Farm as of record in Book 332, page 41, Register's Office for Davidson County, Tennessee.

Said Lot No. 34 fronts 50 feet on the southerly side of Leslie Avenue formerly Leslie Street, and runs back between parallel lines 150 feet to an alley.

For prior title, see Deed of record in Book 8275, Page 106, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and his/her successors in such office, as such, and his/her or their assigns, forever.

Grantor covenants with the said Grantee and his/her successors and assigns that Grantor is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and his/her successors and assigns, against the lawful claims of all persons whomsoever.

Troy & Nichols, Inc.

BY: Linda Salter

Linda Salter

Title: Vice President

91045

IDENTIF. TREFERENCE

FEB 6 1 20 PM '91

FELIX Z. [illegible]
DAVIDSON COUNTY TN.

4697 02/06 0101 03CHECK 6.00

STATE OF LOUISIANA
~~COUNTY~~ OF OUACHITA
PARISH

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Linda Salter with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the Vice President of Troy & Nichols, Inc., the within bargainor, and that he as such executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as Vice President.

WITNESS my hand and Official Seal at Office this 9th day of ~~January~~, 1991.

Notary Public / Gail Cox

Gail Cox
Notary Public, State of Louisiana

My Commission Expires: Lifetime

NO TAX/GOVERNMENTAL AGENCY

Property Address: 5815 B Leslie Avenue, Nashville, TN 37209

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Secretary of Housing & Urban Development
Federal Housing Administration
Cumberland Bend Office Center
251 Cumberland Bend Drive
Suite 200
Nashville, TN 37228-1803

S & K File # 90-1142

91-10-442