2704 Traughber Drive
Nashville, Tn 37116

BOOK 8709 PAGE 14

OLD FHA CASE #483-156137-796

CASH DEED FOR TENNESSEE

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

THIS INDENTURE, made and entered into this 20th day of August 1992, by and between Jack Kemp, Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and Russell Lee Wagner their 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:

Being lot number 48, on the Plan of Mailan Heights, as of record in Book 1835, Page 90, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

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 November 25, 1991 and recorded in Book 8511, page 504, 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/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 claims 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 Director of Housing Management Division, 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:

Kathy J
Rebecca L. Kenner

Jack Kemp, Secretary of Housing
and Urban Development

By: William J. Miles

William J. Miles, Director
Housing Management Division,
HUD Office, Nashville, Tennessee

MAIL ENV.

AUG 24 9 32 AM '92
DAVIDSON COUNTY, TN

IDENTIFI REFERENCE

3 8 9 3 4

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared William J. Miles who is personally well known to me and known to me to be the duly appointed Director of Housing Management Division, HUD Nashville Office, Nashville, Tennessee, and the person who executed the foregoing instrument bearing the date August 20, 1992, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed as Director of Housing Management Division, for and on behalf of Jack Kemp, Secretary of Housing and Urban Development.

Witness my hand and official seal this 20th day of August 1992.

Mary L Maxwell

(SEAL)
My Commission Expires: 11-26-94

3070 08/24 0101 03CHECK 175.50

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $45,001.00.

Affiant

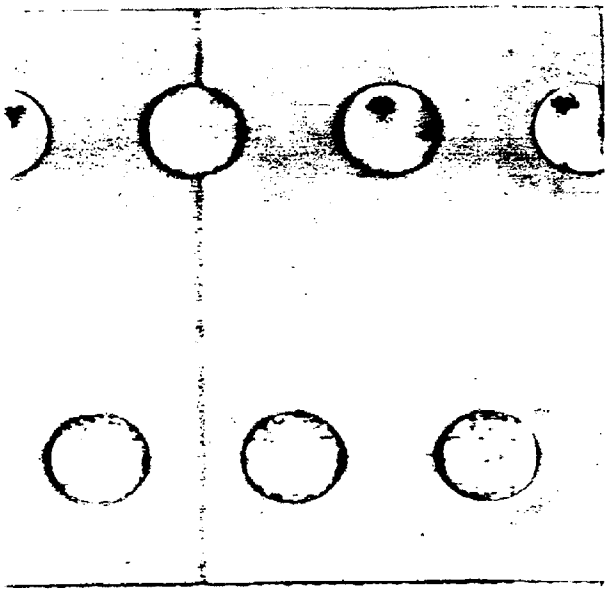
Subscribed and sworn to before me, this the 20th day of August 1992.

Mary L Maxwell

(SEAL)
My Commission Expires: 11-26-94

Address of New Owner	Send Tax Bills to/and Mortgagee is:	Map-Parcel
2704 Traughber Nashville, Tn 37206	Leader Federal Bank P.O. 2926 Memphis, Tn 38101-2926	73-13-145

Replaces FHA-1879, which is obsolete. HUD-91879 (5-83)
(24 CFR 200.150)



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

RECEIVED OF _____

FOR _____

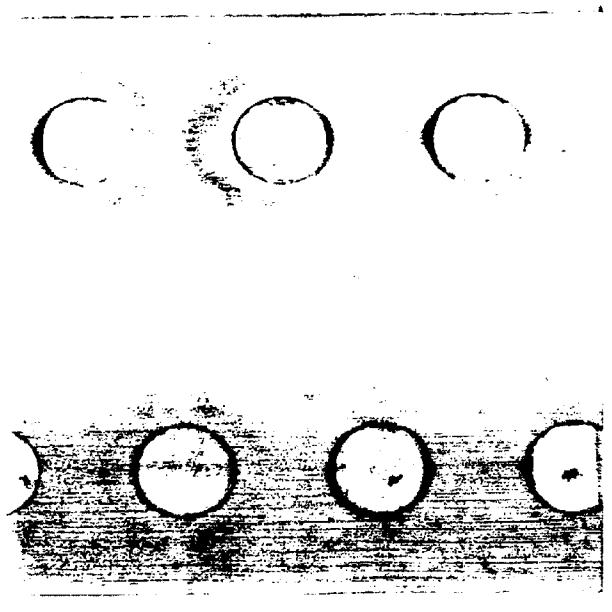
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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 45001.00
CON TX 166.50
PRFEE 1.00
WDEED 8.00
TOTAL 175.50
CHECK 175.50

08/24/92 01 09:33 0001 3070



RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

3 8 9 3 4

IDENTIFI REFERENCE

AUG 24 9 32 AM '92

FELIX Z. WILSEN II REGISTER
DAVIDSON COUNTY, TN

No. 562810