BOOK 9832PG990

Box 22

This Intrument Prepared by:
I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, TN 37228-1803
Map/Parcel 147-8 9

New Owner - Send Tax Bills:
Secretary of Housing & Urban Development
251 Cumberland Bend Drive
Suite 200
Nashville, Tennessee 37228-1803

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good valuable consideration, the receipt of which is hereby acknowledged by the Grantor, Magnolia Federal Bank for Savings, a corporation organized under and existing pursuant to the laws of the United States, does hereby bargain, sell, transfer and convey unto the Secretary of Housing and Urban Development, 251 Cumberland Bend Drive, Suite 200, Nashville, Tennessee 37228-1803, that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

PROPERTY LOCATED IN THE CITY OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE:

BEING LOT NO. 21 ON THE PLAN OF BEVERLY HEIGHTS, SECTION 1, AS OF RECORD IN BOOK 2331, PAGE 26, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO HOWARD E. RHOTON, SR. BY DEED FROM JOHN WAYNE YORK OF RECORD IN BOOK 8774, PAGE 123, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

And being further conveyed to Magnolia Federal Bank for Savings by Substitute Trustee's Deed from I. Dyke Tatum, Substitute Trustee, of record in Book 9763, Page 22, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns forever.

SAID Magnolia Federal Bank for Savings warrants the title to said property against the claims of all persons claiming or to the title to said property against the claims of all persons claiming or to claim the same or any part thereof by, through or under the said Grantors, but not otherwise.

IN WITNESS WHEREOF Magnolia Federal Bank for Savings, has executed this instrument this 22nd day of August, 1995.

MAGNOLIA FEDERAL BANK FOR SAVINGS

BY: Sandra Touchstone

TITLE: Vice President

ATTEST:

Brenda Goff

TITLE: Assistant Vice President

3734 10/19 0101 03 CHECK 8.00

STATE OF Mississippi

COUNTY OF Forrest

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Sandra Touchstone and Brenda Goff with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon their several oaths acknowledged themselves to be the Vice President and Asst. Vice President of MAGNOLIA FEDERAL BANK FOR SAVINGS, the within named bargainer, a corporation, and that they as such Sandra Touchstone and Brenda Goff, being authorized so to do executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said Sandra Touchstone as such Vice President and attesting the same by the said Brenda Goff, as such Asst. Vice President

Witness my hand and official seal at office at 116 Walnut Street,

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Hattiesburg, MS. , this 22nd day of August , 1995.

Notary Public

My Commission Expires: My Commission Expires November 20, 1998

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $61,877.97

Affiant

Subscribed and sworn to before me, this 17th day of October, 1995.

**Notary Public**

**Commission Expires: 7/25/98**

After recording return to:

I. Dyke Tatum, Attorney
Suite 200, Arena Place
2001 Charlotte Avenue
Nashville, Tennessee 37203

NOTARY PUBLIC

0111030

INCORPORATE BY REFERENCE

SUBSCRIBED AND SWORN TO BEFORE ME

DAVIDSON COUNTY, TN.