RECEIVED
IN CLERK'S OFFICE
JAN 19 1996
U.S. DISTRICT COURT
MID. DIST. TENN.

VSV\vf

UNITED STATES DISTRICT COURT
FOR THE MIDDLE DISTRICT OF TENNESSEE
NASHVILLE DIVISION

UNITED STATES OF AMERICA, Plaintiff, v. REAL PROPERTY KNOWN AS 321 PULLEN AVENUE, NASHVILLE, DAVIDSON COUNTY, TENNESSEE, WITH ALL APPURTENANCES AND IMPROVEMENTS THEREON, Defendant.	:	CIVIL NO. 3-96-0098 JUDGE HIGGINS

1961 01/29 0101 01CASH 32.00

BOOK 9929PG510

LIS PENDENS

NOTICE is hereby given of the pendency of a civil action brought by the Plaintiff against the above-named property by a verified complaint of forfeiture filed with the Clerk of the United States District Court, Middle District of Tennessee, which action was brought for the forfeiture of the Defendant property pursuant to 21 U.S.C. § 881(a)(6) which authorizes forfeiture of property which constitutes proceeds traceable to the exchange of controlled substances in violation of Title II of the Controlled Substances Act, 21 U.S.C. § 841, and/or pursuant to 18 U.S.C. § 981 which authorizes forfeiture of property involved in or traceable to property involved in a transaction in violation of 18 U.S.C. § 1956. The Defendant property being forfeited is described in **Collective Exhibit A** attached hereto and incorporated by reference.

The record owners of the Defendant property are Robert Nelson Buford, Sr. and Linda Carol Johnson. Claimants to the Defendant property must file their claims within ten (10) days of

notice of the action, pursuant to Rule C of the Supplemental Rules for Certain Admiralty and Maritime Claims, and must answer or otherwise respond to the complaint within twenty (20) days of the filing of the claim.

Take notice that pursuant to Title 21 U.S.C. § 881(h), all right title and interest in the Defendant property vests in the United States at the time of the commission of the unlawful act giving rise to forfeiture.

For further information concerning this action reference may be made to the records of the Clerk of the Court for the United States District Court for the Middle District of Tennessee, U.S. Courthouse, 801 Broadway, Nashville, Tennessee.

Dated at Nashville, Tennessee, this, the 19 day of January, 1996.

JOHN M. ROBERTS
United States Attorney

BY: Van. Vincent
VAN S. VINCENT
Assistant United States Attorney
110 Ninth Ave., S., Ste. A-961
Nashville, Tennessee 37203-3870
Telephone: 615/736-5151

I hereby certify that the above-entitled action was filed in the United States District Court for the Middle District of Tennessee:

Roger A. Milam
ROGER C. MILAM
Clerk, United States District Court

0144718
IDENTIF. ↑ REFERENCE
96 JAN 29 AM 10:54
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

BOOK 9929 PG 512

COLLECTIVE EXHIBIT A

to

LIS PENDENS

WARRANTY DEED

and

QUITCLAIM DEED

BOOK 8973 PAGE 101

ADDRESS NEW OWNER:	SEND TAX BILL TO:	MAP-PARCEL NOS.
Donnell Dewayne Johnson Linda Carol Johnson 321 Pullen Avenue Nashville, TN 37207	Same ~~Attn: Tax Dept.~~	MAP and PARCEL 071-11-0-156.00

This instrument prepared by: Cindy S. Smith, Attorney, Royal Elm Office Park
2605 Elm Hill Pike, Suite C, Nashville, Tennessee 37214 (Davidson County - Box 278)

WARRANTY DEED

BOOK 9929 PG 513

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) DOLLARS cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, We, Lloyd Alvin Van Hook, married, and Howard Edward Van Hook, married, and Karen Marie Van Hook Wilson, unmarried, (the "Grantors") have bargained and sold, and by these presents do transfer and convey unto Donnell Dewayne Johnson and Linda Carol Johnson, ~~husband and wife~~ Mother and Son (the "Grantees"), Grantees' successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

TRACT I:

Being the westerly one-half of Lot No. 37 on the map of Trinity Heights Addition, of record in Book 161, Page 38, of the Register's Office for said county. Said part of said Lot No. 37 fronts 50 feet on the northerly side of Pullen Avenue and runs back between parallel lines 150 feet to an alley.

Tract II:

Being a small portion of Lot No. 42 on the Plan of Trinity Heights, of record in Book No. 161, Page 38, Register's Office for Davidson County, Tennessee. BEGINNING at a stake, N.E. corner of said Lot No. 42; thence with the north line of said Lot No. 42, 10 feet to a stake in said line; thence S running parallel with the east line of ~~said~~ Lot No. 42, 28 feet to a stake; thence southeasterly in a straight line about 123 feet to a stake in the north margin of Pullen Avenue, S.E. corner of said Lot No. 42; thence N with the east line of said Lot No. 42, 150 feet to the beginning.

Tract I being the same property conveyed to L.F. Van Hook and wife, Maxie Van Hook by deed appearing of record in Book 1225, Page 163, Register's Office of Davidson County, Tennessee. Tract II being the same property conveyed to L.F. Van Hook and wife, Maxie Van Hook by deed appearing of record in Book 4463, Page 205, said Register's Office.

The said Maxie Van Hook predeceased her husband leaving L.F. Van Hook as the surviving tenant by the entirety. The said L.F. Van Hook is now deceased and his Last Will and Testament appears of record in the Probate Court for Davidson County, Tennessee. In said Last Will and Testament, L.F. Van Hook (being one and the same person as Lloyd Franklin Van Hook) devised the real property herein conveyed to his sons, Lloyd Alvin Van Hook and Howard Edward Van Hook, and his granddaughter, Karen Marie Van Hook Wilson, being the only heirs-at-law of the said L.F. Van Hook, a/k/a Lloyd Franklin Van Hook. See Affidavit of Heirship being recorded simultaneously herewith.

This is property with a common address of 321 Pullen Avenue, Nashville, TN 37207.

RECEIVED
1993 APR 7 AM 10:57
REGISTER'S OFFICE

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 9929 PG 514

CONVEYANCE OF SAID PROPERTY IS MADE SUBJECT TO THE FOLLOWING: 1) Property taxes for the current year, said taxes being prorated and payment of same being assumed by the Grantees; 2) The Plan of Record in Book 161, Page 38, said Register's office and all matters therein.

BETTY JEAN VAN HOOK and HELEN VAN HOOK hereby join in this conveyance to convey any marital interest they may have as the spouses of the said Lloyd Alvin Van Hook and Howard Edward Van Hook, respectively.

BOOK 8973 PAGE 102

[STATE OF TENNESSEE]
[COUNTY OF Davidson]
[The actual consideration or value, whichever is greater for this]
[transfer is $45,000.00]
[Affiant]
[Subscribed and sworn before me this 1st day of June, 1993.]
[My Commission Expires: 7-13-94 Notary Public]

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

And Grantors do covenant with the said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered except as set forth herein.

And Grantors do further covenant and bind themselves, their representatives and assigns, to warrant and forever defend the title to the Property to the said Grantees, their successors and assigns against the lawful claims of all persons whomsoever.

When necessary for proper construction, the singular shall include the plural and the plural shall include the singular, and the reference to any gender shall include reference to any and all genders.

IN WITNESS WHEREOF, the Grantors have caused this Deed to be executed this 1st day of June, 1993

Lloyd Alvin Van Hook
Howard Edward Van Hook
Karen Marie Van Hook Wilson
Betty Jean Van Hook
Helen Van Hook

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named LLOYD ALVIN VAN HOOK and wife, BETTY JEAN VAN HOOK, HOWARD EDWARD VAN HOOK and wife, HELEN VAN HOOK, and KAREN MARIE VAN HOOK WILSON, unmarried, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

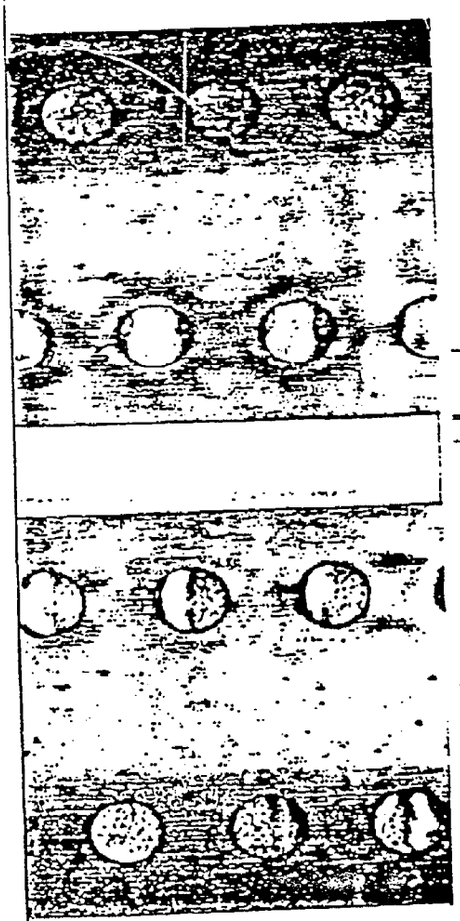
Witness my hand and official seal at Nashville, Tennessee, this 1st day of June, 1993.

Notary Public
My Commission Expires: 7-13-94

93127 0101 03CHECK

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BOOK 9929 PG 515



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

RECEIVED OF _____

FOR _____

BOOK 8973 PAGE 103

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

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			CAMT	45000.00
			CON TX	166.50
			PRFEE	1.00
			WDEED	8.00
			TOTAL	175.50
			CHECK	175.50

06/07/93 01 10:57 0001 4301

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

2.7.3 8.4

IDENTIFICATION REFERENCE

JUN 1 10 57 AM '93

REGISTER'S OFFICE
DAVIDSON COUNTY, TN

No. 659629

BK 9270

BOOK 9929 PG 516

MAIL TAX NOTICES TO
NEW OWNER(S) @: 321 Pullen Avenue
Nashville, TN 37207

BOOK 9270 PAGE 13

Map/Group/Parcel: 071-11-0-156.00

STATE OF TENNESSEE)
ss:
DAVIDSON COUNTY)

This Instrument Prepared from Information Provided by the Parties By:
CINDY S. SMITH, Attorney-at-Law
Nashville, Tennessee (1dv)

QUITCLAIM DEED:

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, the undersigned, DONNELL DEWAYNE JOHNSON, unmarried, do hereby transfer, convey and quitclaim unto ROBERT NELSON BUFORD, SR., unmarried, his heirs and assigns, forever, all my right, claim and interest in and to that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

TRACT I: BEING the westerly one-half of Lot No. 37 on the map of Trinity Heights Addition, of record in Book 161, Page 38, of the Register's Office for said county. Said part of said Lot No. 37 fronts 50 feet on the northerly side of Pullen Avenue and runs back between parallel lines 150 feet to an alley.

TRACT II: BEING a small portion of Lot No. 42 on the Plan of Trinity Heights, of record in Book No. 161, Page 38, Register's Office for Davidson County, Tennessee. BEGINNING at a stake, N.E. corner of said Lot No. 42; thence with the north line of said Lot No. 42, 10 feet to a stake in said line; thence S running parallel with the east line of Lot No. 42, 28 feet to a stake; thence southeasterly in a straight line about 123 feet to a stake in the north margin of Pullen Avenue, S.E. corner of said Lot No. 42; thence N with the east line of said Lot No. 42, 150 feet to the beginning.

Being the same property conveyed to Donnell Dewayne Johnson and Linda Carol Johnson, son and mother, by deed from Lloyd Alvin Van Hook, et al, of record in Deed 8973, page 101, Register's Office of Davidson County, Tennessee.

INITIAL D.J.

[redacted] Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS MY HAND, this 23rd day of February, 1994.

Donnell Dewayne Johnson
DONNELL DEWAYNE JOHNSON

24570
NTIF. # REFERENCE

MAR -7 AM 10:50
REGISTER

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BK 0270

BOOK 9929 PG 517

BOOK 9270 PAGE 14

STATE OF TENNESSEE)
ss:
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named DONNELL DEWAYNE JOHNSON, unmarried, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the foregoing instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office this the 23rd day of February, 1994.

NOTARY PUBLIC

My commission expires: 7/24/94

I hereby swear or affirm that the actual consideration for this transfer is NONE.

AFFIANT

SWORN to and subscribed before me, this the 23rd day of February, 1994.

NOTARY PUBLIC

My commission expires: 7/24/94

8319 03/07 0101 03CHECK 8.00

OFF REC