BOOK 10293 PG 883

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U.S. DISTRICT COURT
MID. DIST. TENN.

UNITED STATES DISTRICT COURT

FOR THE MIDDLE DISTRICT OF TENNESSEE

NASHVILLE DIVISION

UNITED STATES OF AMERICA, Plaintiff, v. 226 DUKE STREET, NASHVILLE, DAVIDSON COUNTY, TENNESSEE, WITH ALL APPURTENANCES AND IMPROVEMENTS THEREON, Defendant.	:	CIVIL NO. 3-96 1087 JUDGE NIXON

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 18 U.S.C. § 1955(d), which authorize forfeiture of any property, including currency, used in violation of 18 U.S.C. § 1955. The Defendant property being forfeited is described in **Exhibit A** attached hereto and incorporated by reference.

The record owner of the Defendant property is Andrew J. Cook. 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.

BOOK 10293 PG 884

Take notice that pursuant to Title 18, United States Code, Section 981(f), 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 3rd day of December, 1996.

Certified:

JOHN M. ROBERTS
United States Attorney

By: _____
VAN S. VINCENT
Assistant United States Attorney
110 Ninth Avenue, South, Suite A-961
Nashville, Tennessee 37203-3870
Telephone: 615/736-5151

I hereby certify that the foregoing action entitled United States of America v. 226 Duke Street, Nashville, Davidson County, Tennessee, with all appurtenances and improvements thereon was filed in the United States District Court for the Middle District of Tennessee:

ROGER A. MILLAM
Clerk, United States District Court

By: _____
Deputy Clerk

0256822
IDENTIFICATION REFERENCE

96 DEC 18 AM 9:38
DAVIDSON COUNTY, TN.

EXHIBIT A

to

LIS PENDENS

WARRANTY DEED

6808 12/18 0101 03CHECK 20.00

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BOOK 10293 PG 886

Owner: Andrew J. Cook
226 Duke St.
Nashville, TN. 37212

THIS INSTRUMENT PREPARED BY:
Robert S. Nix
Attorney at Law
Public Square
Watertown, Tennessee 37184

BOOK 6043 PAGE 022

Send Tax Bills to:
Andrew J. Cook
226 Duke St.
Nashville, TN. 37212

71-7 Par 102

WARRANTY DEED

THIS INDENTURE, made this 7th day of April, 1983, between JAMES H. COOK, First Party, and ANDREW J. COOK, Second Party,

WITNESSETH: that said First Party, for and in consideration of the sum of One Dollar ($1.00) to me in hand paid by Second Party, the receipt of which is hereby acknowledged, I, James H. Cook, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Party, the following described premises, to-wit:

BEING the easterly 40 feet of Lot No. 68 on the Map of Haynie's Oriental Subdivision as of record in Deed Book 161, pages 26 and 27, Register's Office for Davidson County.

Said part of Lot No. 68 fronts 40 feet on the southerly side of Duke Street and runs back between parallel lines, with the westerly margin of Sultana Avenue, 87 feet to a dead line.

BEING the same property conveyed to Milton C. Millraney and wife, Betty Millraney by deed from Lillian Doris Anderson of record in Book 4632, page 384, Register's Office and by Divorce Decree of record in Minute Book 840, page 1141 to Betty Millraney.

THIS CONVEYANCE is subject to such easements and setback lines of record in Book 161, pages 26 and 27, said Register's Office.

with the hereditaments and appurtenances thereto appertaining hereby releasing all claims to homestead and dower therein.

TO HAVE AND TO HOLD the said premises to the said Second Party his assigns and successors forever.

And said First Party, for himself and for his heirs, executors and administrators do hereby covenant with said Second Party, and his assigns and successors that they are lawfully seized in fee simple of the premises above conveyed

OFFICIAL RECORD

RECORDER'S MEMO
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BOOK 10293 PG 887

BOOK 6043 PAGE 923

and have full power, authority and right to convey the same and that said premises are free from all incumbrances and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

IN WITNESS WHEREOF the said First Party hereunder set his hand and seal the day and year first above written.

James H. Cook

JAMES H. COOK

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, James H. Cook, the within named bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office in Wilson County, this 7th day of April, 1983.

Elizabeth R. Talley

Notary Public

My Commission Expires:

1-30-84

I hereby swear or affirm that the actual consideration or tru value of this transfer, whichever is greater, is $21,000.00. Affiant Hoofin J. Lewis.

Subscribed and sworn to before me this 7th day of April, 1983.

Elizabeth R. Talley

Notary Public

1-30-84

H 13646

IDENTIF. REFERENCE

APR 25 2 10 PM '83

WILSON COUNTY, TN

RECORDERS MEMO

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