6

OLD FHA CASE -483-168098

CASH DEED FOR TENNESSEE
3809 Baxter Avenue
Nashville, Tennessee 37216

BOOK 11681 PAGE 798

THIS INSTRUMENT PREPARED BY:
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT

THIS INDENTURE, made and entered into this 22nd day of September, 1999, by and between Andrew M. Cuomo, Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, party of the first part, and Mohammad-Hassan Nuri, 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:

Land in Davidson County, Tennessee, being the Southerly one-half of Lot No. 39 in the subdivision of Maplewood Home Tract, as of record in Book 421, Page 174, Register's Office for said County. Said part of said lot fronts 50 feet on the Westerly side of Baxter Street and runs back between parallel lines 225 feet to a dead line, the Southerly line running along the dividing line between Lots 38 and 39 on said subdivision.

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 August 10, 1998, and recorded in Book 11298, Page 933, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto belonging or in any way 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 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 but no further or otherwise.

IN WITNESS WHEREOF, the undersigned has set his/her hand and seal as Attorney-In-Fact for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of a Limited Power of Attorney executed on May 21, 1999, by Charles E. Gardner, Director, Atlanta Single Family Homeownership Center, of behalf of United States Department of Housing and Urban Development, of record in Book 11552, Page 28, Register's Office for Davidson County, Tennessee.

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

99 SEP 30 AM 11:00

REGISTER
DAVIDSON COUNTY, TN.

REFERENCE

06411131

Signed, sealed and delivered
in the presence of:

Angel Carlisle
print Angel Carlisle

Alicia E. Law
print Alicia E. Law

STATE OF GEORGIA
COUNTY OF GWINNETT

Secretary of Housing and Urban Development

By: Thomas Stallenberger
Thomas Stallenberger, Attorney-In-Fact for United States Department of Housing and Urban Development, an agency of the United States of America

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Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Thomas Stallenberger who is personally well known to me and known to me to be the duly appointed Attorney-In-Fact, and the person who executed the foregoing instrument bearing the date September 22, 1999, by virtue of the above cited authority and acknowledged the foregoing instrument to be his/her free act and deed as Attorney-In-Fact for the Secretary of Housing and Urban Development, of Washington, D.C., also known as the United States Department of Housing and Urban Development, an agency of the United States of America.

Witness my hand and official seal this 22nd day of September, 1999.

NOTARY PUBLIC Sandra Harrell

My commission expires: Notary Public, Fulton County, Georgia
~~My Commission Expires March 17, 2003~~

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $73,000.00.

Mohammad H. Niavi
AFFIANT

Subscribed and sworn before me, this 22nd day of September, 1999.

Rebecca R Wagner
NOTARY PUBLIC

REBECCA R. WAGNER NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

My commission expires: ~~June 15,~~ 7/13 2003

Address of New Owner:
3809 Baxter Avenue
Nashville, TN 37216

Send Tax Bills to/and
Mortgagee is:
AmSouth Bank, Mortgage Banking
P.O. Box 11407
Birmingham, AL 35246-0013

Map & Parcel
61-14-137.00

Replaces FHA-1879, which is obsolete.

HUD-91879 (5-83)
(24 CFR 200.150)

OFFICIAL RECEIPT

BILL GARRETT
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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

064131

REFERENCE

99 SEP 30 AM 11:00

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT	73000.00
CON TX	270.10
PRFEE	1.00
WDEED	8.00
CFEE	2.00
TOTAL	281.10
CHECK	281.10

09/30/99 01 11:03 0001 4087

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1521994