Davidson County DEEDWARR
Recvd: 09/20/00 10:00 2pgs
Fees:11.09 Taxes:141.99



20000920-0093442

OLD FHA CASE 483-248447

CASH DEED FOR TENNESSEE
309 GRACE STREET
Nashville, Tennessee 37207

THIS INSTRUMENT PREPARED BY:
DEPARTMENT OF HOUSING AND URBAN
DEVELOPMENT

THIS INDENTURE, made and entered into this 14th day of September, 2000, by and between Andrew M. Cuomo, Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and LELAND D. WATTS, his 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 A CERTAIN TRACT OR PARCEL OF LAND IN THE CITY OF NASHVILLE, TENNESSEE, BEGINNING ON THE NORTH MARGIN OF GRACE AVENUE, FORMERLY JOSEPHINE OR KING AVENUE, AT THE SOUTHWEST CORNER OF LOT NO. 1 ON THE PLAN OF EAST NASHVILLE REAL ESTATE COMPANY'S PLAN OF LOTS OF RECORD IN BOOK 57, PAGE 11, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; THENCE WESTERLY ALONG THE NORTH MARGIN OF GRACE AVENUE 50 FEET TO A POINT; THENCE NORTHERLY 165 FEET TO THE SOUTH MARGIN ON AN ALLEY THENCE WITH THE MARGIN OF THE SAME, EASTERLY 50 FEET TO THE NORTHWEST CORNER OF LOT NO. 1 ABOVE MENTIONED, THENCE SOUTHERLY ALONG THE WEST LINE OF LOT NO. 1, 165 FEET TO THE POINT OF BEGINNING.

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 30, 1999, and recorded in INSTRUMENT NO. 200006020055169, 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 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 October 4, 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 11742, Page 514, Register's Office for Davidson County, Tennessee.

Signed, sealed and delivered in the presence of:

Secretary of Housing and Urban Development of Washington D.C., and/or his/her successors and/or assigns

By: _____, Authorized Signature / Attorney-In-Fact for United States Department of Housing and Urban Development, an agency of the United States of America

STATE OF ILLINOIS
COUNTY OF COOK

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Jesse Hertstein, 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 14, 2000, 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 14 day of September, 2000.

NOTARY PUBLIC

OFFICIAL SEAL
Ricky C. Clay
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 10/15/2002

My commission expires: _____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $38,375.00.

AFFIANT

Subscribed and sworn before me, this 14th day of September, 2000.

NOTARY PUBLIC

REBECCA R. WAYNICK
NOTARY PUBLIC AT LARGE
WILSON CO., TENN.
My Commission Expires September 13, 2003

My commission expires: _____

NEW OWNER(S):
LELAND D. WATTS
6744 QUIET LANE
BRENTWOOD, TENNESSEE 37072

SEND TAX BILL TO: Owner

MORTGAGEE:

MAP 82-7
GROUP
PARCEL 347

Replaces FHA-1879, which is obsolete.

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