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Davidson County DEEDWARR
Recvd: 05/06/03 15:40 3pgs
Fees:18.00 Taxes:127.65
20030506-0060475

UNITED STATES DISTRICT COURT
MIDDLE DISTRICT OF TENNESSEE
CASE NO. 3:98-00159

UNITED STATES OF AMERICA }
}
PLAINTIFF, }
V. }
}
}
PAUL WOODS }
}
}
DEFENDANT }

New Owner

Paul Evans and wife, Willia C. Evans
813 Kirkwood Avenue
Nashville, TN 37204

Send Tax Bills To:

Same

SPECIAL WARRANTY DEED

THIS INDENTURE, Made this 10th day of April, 2003 by and between the Chief Deputy United States Marshal for the Middle District of Tennessee, whose address is 110 9th Avenue South, Room A-750, Nashville, TN 37203, on behalf of The United States Of America, party of the first part ("Grantor"), and Paul Evans and wife, Willia C. Evans whose legal address is 813 Kirkwood Avenue Nashville, TN 37204 parties of the second part ("Grantees").

WITNESSETH: That the said party of the first part, and for and in consideration of the sum of $34,500.00, lawful money of the United States of America, to it in hand paid by the said parties of the second part, the receipt whereof is hereby acknowledged, has granted, bargained, sold, conveyed to the said parties of the second part, a certain tract or parcel of land in Davidson County, State of Tennessee to-wit:

Being the easterly 50 feet of Lot No. 12 on the Map of Sharpe & Horn's Fourth Addition, of record in Book 161, Page 172, Register's Office for Davidson County, Tennessee.

Said part of said lot fronts 50 feet on the southerly side of Straightway Avenue and runs back between parallel lines 170 feet to an alley.

Being the same property conveyed to Paul Allen Woods by deed from Frank L. Hastings and wife, Bobbie Sue Hastings of record in Book 11075, page 577, Register's Office for Davidson County, Tennessee

Being the same property conveyed to Jacqueline Woods by quitclaim deed from Paul Allen Woods of record as Instrument No. 20010507-0046614, Register's Office for Davidson County, Tennessee.

Lis Pendens against Jacqueline Woods in favor of United States of America in Criminal Case 3:98-00159, Filed May 29, 2001, of record as Instrument No. 20010612-0061976, Register's Office for Davidson County, Tennessee.

Notice of Lien for Fine and/or Restitution Imposed Pursuant to the Anti-Terrorism and Effective Death Penalty Act of 1996 filed by United States of America, of record as Instrument No. 20010726-0079559, Register's Office for Davidson County, Tennessee.

Amended Preliminary Order of Forfeiture conveying all right title and interest of Paul Allen Woods to United States of America, of record as Instrument No. 20011119-0126913, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to the United States of America by Final Order of Forfeiture, conveying all right title and interest to United States of America, of record as Instrument No. 20030205-0015615, Register's Office for Davidson County, Tennessee.

Said Property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

ADDITIONALLY, the parties of the second part accept responsibility for any abatement requirements as relates to the presence of lead based paint.

This is improved property known as 1110 Straightway Avenue, Nashville, TN 37206, Map 72, Parcel 401.00.

TO HAVE AND TO HOLD the above described premises, with the appurtenances, unto Grantees their successors and assigns, in fee simple forever. Grantor is lawfully seized and possessed of said land in fee simple and has a good right to convey it..

THE GRANTOR further covenants to specially warrant the title to the property hereby conveyed against any claim arising from the Case of: UNITED STATES OF AMERICA vs. PAUL WOODS , The United States has done nothing to encumber the property nor has it conveyed any rights, title or interest while owner of the property.

IN WITNESS WHEREOF, The United States of America by The United States Marshals Service has hereunto set its hand and seal this 10th day of April, 2003.

JOSEPH A. AVARY,
CHIEF DEPUTY UNITED STATES MARSHAL
MIDDLE DISTRICT OF TENNESSEE

State of Tennessee County of Davidson
On this the 10TH day of April, 2003,
before me, Martha Duke, the undersigned
officer, personally appeared Joseph A. Avary, Chief
Deputy United States Marshal for the Middle District of
Tennessee, known to me (or satisfactorily proven) to be the
person whose name is subscribed to the within instrument and
acknowledged that he/she executed the same for the purposes
therein contained In witness whereof, I hereunto set my hand
and official seal.

Martha Duke
Notary Public

Printed Name: Martha Duke
Commission Expires: 7/26/03

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $34,500.00

Affiant

Subscribed and sworn to before me this 10th day of April, 2003.

Martha Duke
Notary Public

Printed Name: Martha Duke
Commission Expires: 7/26/03

This Instrument Prepared By:
Marnie Lehew
Property Management Specialist
United States Marshals Service
110 9th Avenue South, Room A-750
Nashville, TN 37203