Davidson County DEEDWARR
Recvd: 09/12/03 08:53 3pgs
Fees:18.00 Taxes:333.00
20030912-0134019

CASH DEED FOR TENNESSEE

FHA Case No. 483-283709

This instrument was prepared by the Department of Housing and Urban Development
Return to: Fearnley & Califf, PLLC - HUD
211 Donelson Pike - Suite 2
Nashville, TN 37214

This Indenture, made and entered into the 29th of August , 2003 by and between **MEL MARTINEZ,** Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and ~~DOLORES D DISCUS RAMIREZ~~ Dolores D. Ramirez-Discua DDDR. his/her/their/its 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:
SEE ATTACHED EXHIBIT A FOR LEGAL DESCRIPTION

Property Address: 4905 Pearson Place Nashville TN 37211
Owner's Name: ~~DOLORES D DISCUS RAMIREZ~~ Dolores D Ramirez-Discua DDDR.
Owner's Address: 4708 Tennessee Ave #1 Nashville, TN 37209
Mail Tax Bill to: Owner @ Property Address
Parcel No.: 143-16-0 140.00

THIS DEED IS NOT TO BE IN EFFECT UNTIL: August 29, 2003

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), by deed dated recorded at 20030415-0050095 at the Register's Office of Davidson County, Tennessee.

To Have and to Hold the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party(ies) of the second part, his/her/their 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 is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons, claiming same, by, through or under him but no further or otherwise.

In Witness Whereof the undersigned has set his hand and seal as **Attorney In Fact,** HUD Office, Memphis, Tennessee, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virute of the Federal Register, Volume 35, Page 16106 (10/14/70), as amended.

Signed, sealed and delivered in the presence of:

Betty E. Black

Allyn Johnston

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

By: _____
Authorized Signatory

Nashville, Tennessee

STATE OF TEXAS §
COUNTY OF BEXAR §

Before me, the undersigned, a Notary Public in and for the State of Texas, personally appeared Robert Kolitz, who is personally known to me and know to me to be the duly appointed Attorney-in-Fact, and to be the person who executed the foregoing instrument bearing the date August 21, 2003, 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 and on behalf of the Secretary of Housing and Urban Development.

Witness my hand and official seal this 21st day of August, 2003.

My commission expires:

Hsin-Fan Shieh
Notary Public, State of Texas

HSIN-FAN SHIEH
Notary Public, State of Texas
My Commission Expires
May 23, 2007

EXHIBIT A

Land in Davidson County, Tennessee, being Lot Number 219 on the Resubdivision of Lots 218 and 219, Fairlane Park, Section III, as of record in Plat Book 8250, Page 603, amending Plat Book 2331, Pages 145 & 146, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof. Being part of the same property conveyed to Rudolf W. Forster, by deed from Steve M. Bottoms and wife, Peggy Dianne Bottom, of record in Book 9838, Page 645, Register's Office for Davidson County, Tennessee. Being the same property conveyed to the Grantor(s) herein by Deed of even date and being filed for record simultaneously herewith.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that, to the best of my knowledge, information, and belief, the actual consideration for this transfer is $90,000.00.

Affiant

Sworn to and subscribed before me, the undersigned, a Notary Public in and for said county and state this 29th day of August , 2003.

Notary Public

My Commission Expires: 1-18-05

NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN