Davidson County DEEDWARR
Recvd: 05/25/07 10:17 4 pgs
Fees:23.00 Taxes:185.00
20070525-0062494

PREPARED BY:
EG&G Technical Services
7723 Ashton Avenue
Manassas, VA 20109

New owner
~~AFTER RECORDING, MAIL TO:~~
John R. Graham, Neil B. Chaffin and Sandra Chaffin
2173 Granny Wright Ln.,
Hermitage, TN 37076
Send Tax bill to Same as New owner

INTERNAL REVENUE SERVICE DEED

KNOW ALL MEN BY THESE PRESENTS:

That **THE UNITED STATES OF AMERICA**, acting by and through the **INTERNAL REVENUE SERVICE**, as grantor, Cleve Daniels SPECIAL AGENT IN CHARGE, Criminal Investigation, Internal Revenue Service, Nashville Field Office, in consideration of the bid of FIFTY THOUSAND AND 00/100 ($50,000.00) by John R. Graham, unmarried, Neil B. Chaffin and Sandra Chaffin, husband and wife as grantee, whose mailing address is: 2173 Granny Wright Ln., Hermitage, TN 37076, has granted, bargained, sold and transferred and by these presents does grant, bargain sell and transfer unto grantee all right, title and interest in and to the following property:

SEE EXHIBIT "A" ATTACHED HERETO

No warranties, expressed or implied, with reference to marketability, salability, transferability or insurability of title are included herein and the grantee expressly agrees to accept whatever quality of title the United States may possess at this time.

TO HAVE AND TO HOLD THE SAME together with all singular the appurtenances thereunto belonging or in any wise appertaining, and all the estate, right, title, interest and claim whatsoever in the said property either in law or equity, to the use, benefit and behoove of the Grantee, its successors and assigns forever. Said property has been in custody and control of the United States of America, and pursuant to the order of this Court in Case No.3:03-00077 United States District Court for the Middle District of Tennessee, Nashville Division, the SPECIAL AGENT IN CHARGE, Criminal Investigation, Internal Revenue Service, has been directed to dispose of said property.

This deed is executed to consummate the sale made by the SPECIAL AGENT IN CHARGE, Criminal Investigation, Internal Revenue Service, Nashville Field Office, in accordance with the

10961747

terms of the Final Order of Forfeiture as to 1909 12th Avenue North, entered by the United States District Court for the Middle District of Tennessee, Nashville Division in the case of the United States of America Vs. Keith Smith, in Re: Forfeiture of Real Property known as 1909 12th Avenue North, Nashville, Davidson County, Tennessee (assessor's parcel # 081-07-0-341-00) with all appurtenances and improvements thereon, which the Grantee was the successful bidder for the property herein described.

IN WITNESS WHEREOF, I have signed and sealed these presents

this 4th day of April, 2007.

Jennifer L Pollard
WITNESS

Jennifer L. Pollard
PRINTED NAME

Michael K. McElroy
WITNESS

Michael K. McElroy
PRINTED NAME

THE UNITED STATES OF AMERICA, ACTING BY AND THROUGH THE INTERNAL REVENUE SERVICE

Cleve Daniels
Special Agent in Charge
Criminal Investigation
Internal Revenue Service
Nashville Field Office

STATE OF)
) ss:
COUNTY OF)

Before the undersigned authority, this day, personally appeared Cleve Daniels SPECIAL AGENT IN CHARGE, who acknowledged to me that he/she executed the foregoing instrument for the purpose and consideration therein expressed and who is personally known to me or who produced a driver's license or _____ as identification.

WITNESS my hand and official seal at Davidson County,

this 4th day of April, 2007.

Leslie E Cameron
Notary Public

LESLIE E. CAMERON
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commiss on Expires MAY 22, 2010

Leslie E Cameron
Printed Name

My commission expires: 5-22-2010

Commitment No. **10961747**

EXHIBIT "A"
Legal Description

LAND in Davidson County, Tennessee, being Lot No. 94 on the Plan of Cephas Woodard's Subdivision of Lots Nos 5 and 6 of the Thomas Woodard Property, of record in Book 161, page 174, Register's Office for said County.

SAID Lot No. 94 Fronts 50 feet on the westerly side of 12th avenue North, formerly Epps Avenue, and runs back between parallel lines, 115 feet to an alley.

AND BEING the same property conveyed to United States of America from Keith Smith by United States District Court of For the Middle District of Tennessee Nashville Division dated August 26, 2005 and recorded October 07, 2005 in Instrument Number 20051007-0121617.

Tax Parcel No.: 08107034100

AFTER RECORDING, PLEASE RETURN TO:
LandAmerica Comm Lender & Search
8800 Cox Road
Richmond, VA 23060
Attn: Hope Trader

STATE OF Virginia
COUNTY OF Henrico

The actual consideration or true value, whichever is greater for this transfer is $ 50,000.00.

Affiant

Subscribed and sworn to before me, this the 24 **Day of** May **20**07

Notary

My Notary Expires: 7/31/09

DAWN M. DANIELS
COMMONWEALTH
OF
VIRGINIA
NOTARY PUBLIC