BOOK 6916 PAGE 537

SPECIAL WARRANTY DEED

FROM:
Third National
Mortgage Company
444 James Robertson Pky.
Nashville, TN 37219

This instrument was prepared by:
Robert C. Goodrich, Jr.
Farris, Warfield & Kanaday
Seventeenth Floor
Third National Bank Building
Nashville, Tennessee 37219

TO:
Secretary of Housing
and Urban Development
Washington, D.C.

Address New Owner(s) as Follows:

Secretary of Housing and
Urban Development
Washington, D.C.

Send Tax Bills To:

Secretary of
Housing and
Urban Development
One Commerce Place
Sixteenth Floor
Nashville, TN 37239

Map-Parcel Numbers

162-13-7

Field Book Numbers

SDU-42526

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is Fifty Nine Thousand Fifteen and 66/100 Dollars ($59,015.66).

Affiant

Rodney D. Hartman/ Vice-President

SUBSCRIBED AND SWORN TO before me, this the 3rd day of July, 1986.

Notary Public

My Commission Expires: 1-21-90

FOR AND IN CONSIDERATION OF the sum of Fifty Nine Thousand Fifteen and 66/100 Dollars ($59,015.66), Third National Mortgage Company has bargained and sold, and by these presents does transfer and convey unto the said Secretary of Housing and Urban Development, its successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 7 on the Revised Plan of Cedarwood Estates, Section 1, of record in Plat

Book 4675, Page 62, Register's Office for said county, to which reference is made for a more complete description.

Being the same property conveyed to Third National Mortgage Company by substitute trustee's deed from Robert C. Goodrich, Jr., Substitute Trustee of record in Book 6727, Page 533, Register's Office for Davidson County, Tennessee.

This is improved property, known as 424 Cedar Valley Drive, Nashville, Tennessee, 37211.

This conveyance is expressly made subject to the following:

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Secretary of Housing and Urban Development, its successors, and assigns, forever.

And Third National Mortgage Company does covenant with the said Secretary of Housing and Urban Development that it is lawfully seized and possessed of said land in fee simple; has a good right to convey it, and the same is unencumbered, except as set forth on Exhibit A attached hereto and ~~incorporated~~ herein by reference.

And Third National Mortgage Company does further covenant and bind its successors, and assigns, to warrant and forever defend the title to the said land to the said Secretary of Housing and Urban Development, its, successors, and assigns against the lawful claims of all persons whomsoever claiming by, through or under Third National Mortgage Company.

IN WITNESS WHEREOF, Third National Mortgage Company has executed this Special Warranty Deed on the 3rd day of July, 1986.

THIRD NATIONAL MORTGAGE COMPANY

By: _____

Rodney D. Hartman

Title: Vice-President

BOOK 6916 PAGE 539

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, Vicki Chambers, a Notary Public of said County and State, personally appeared Rodney D. Hartman, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Vice-President (or other officer authorized to execute the instrument) of THIRD NATIONAL MORTGAGE COMPANY, the within named bargainor, a corporation, and that he as such Vice-President executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as Vice-President.

Witness my hand and seal, at Office in Nashville, this 3rd day of July, 1986.

Vicki Chambers
Notary Public

My Commission Expires My Commission Expires JAN. 21, 1990

NOTARY PUBLIC

20188

IDENTIFICATION REFERENCE

Jul 14 4 04 PM '86

FELIX Z. WILSON CLERK & REGISTER
DAVIDSON COUNTY, TN

1105B/4-30-86

EXHIBIT A

Liens and Encumbrances

1. Taxes for 1986, a lien not yet due and payable.

2. Unrecorded easements, if any.

3. Any discrepancies or conflicts in boundary lines or shortage in area or enroachments, which a correct survey or an inspection of the premises would disclose.

4. Restrictive covenants contained in instrument of record in Book 4753, Page 683, said Register's Office.

5. The Plan of record in Book 4675, Page 62, said Register's Office, shows an Owners Certificate, a 30 foot minimun building setback line from Cedarvalley Drive and a 10 foot easement for public utility and drainage purposes along the northerly line of said lot.

6. Subject to any statutory right of redemption arising by virtue of the foreclosure of the deed of trust securing Third National Mortgage Company dated August 16, 1983 and recorded in Book 6117, Page 876, R.O.D.C., the trustee's deed having been recorded on July 18, 1985, in Book 6652, Page 357, R.O.D.C.

7. The rights of redemption, if any, held by the Internal Revenue Service and/or the State of Tennessee, including without limitation those rights arising under tax lien notice of record in Book 6101, Page 886, R.O.D.C., filed by the Internal Revenue Service.