B of 22

BOOK 10133 PG 668

96-20537F

This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203

NO MORTGAGEE
New Owner - Send Tax Bills:
SECRETARY OF HOUSING & URBAN DEVELOPMENT
251 CUMBERLAND BEND DRIVE
SUITE 200
NASHVILLE, TN 37228-1803

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, the other valuable consideration, the receipt of which is hereby acknowledged, the undersigned, TRANS FINANCIAL MORTGAGE COMPANY, with principal offices at POST OFFICE BOX 1390, TULLAHOMA, TN, 37388-1390, has bargained and sold and does hereby transfer and convey unto the SECRETARY OF HOUSING AND URBAN DEVELOPMENT, at 251 CUMBERLAND BEND DRIVE, SUITE 200, NASHVILLE, TN, 37228-1803, his successors and assigns, forever, Attention: Loan Management Branch, that certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

BEING LOT NO. 15-B, ZONE LOT DIVISION OF LOT NO. 15, ON THE PLAN OF ROYAL HILLS, SECTION 1, AS OF RECORD IN PLAT BOOK 6250, PAGE 480, AMENDING PLAT BOOK 4675, PAGE 73, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO EDWARD MADRY, JR., UNMARRIED, BY DEED FROM JACK F. KEMP, SECRETARY OF HOUSING AND URBAN DEVELOPMENT, OF WASHINGTON, D.C., OF RECORD IN BOOK 8216, PAGE 282, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

And being further conveyed to TRANS FINANCIAL MORTGAGE COMPANY by Substitute Trustee's Deed from I. DYKE TATUM, Substitute Trustee, of record in Book 10084, page 290, in the Register's Office for DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, his successors and assigns forever.

AND the Grantor covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that the same is unencumbered.

TRANS FINANCIAL MORTGAGE COMPANY further covenants and binds itself, its successors and assigns, to warrant and forever defend the title to the said land to the said Grantee, his successors and assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF the Grantor has executed this instrument this 12th day of June, 1996.

TRANS FINANCIAL MORTGAGE COMPANY

ATTEST: Donna Joyce Hart

BY: [signature]

BOOK 10133 PG 669

STATE OF Tennessee }
} ss.
COUNTY OF At Large }

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared Samuel E. Bready and Donna Joyce Holt with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon their several oaths acknowledged themselves to be the Assistant Vice-President and Mortgage Loan Specialist, II respectively of the Trans Financial Mortgage Company, the within named bargainor, a corporation, and that they as such Assistant Vice President and Mortgage Loan Specialist,II being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by the said Samuel E. Bready as such Assistant Vice President and attesting the same by the said Donna Joyce Holt as such Mortgage Loan Specialist, II.

Witness my hand and official seal at office at Tullahoma Tennessee this 12th day of June, 1996.

Vicky L. Young
Notary Public

My Commission Expires: 8-19-97

STATE OF Tennessee }
} ss.
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater for this transfer is $32,169.80.

Pamela A. McGowan
Affiant

Subscribed and sworn to before me, this the 25th day of July, 1996.

Melanie L Brown
Notary Public

My Commission Expires: 11/28/98

RETURN TO:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203

0207677
IDENTIF. ↑ REFERENCE

96 JUL 26 AM 10:42
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

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