THIS INSTRUMENT PREPARED BY AND WHEN RECORDED, RETURN TO:
Deb Randolph, Attorney
Vintage Title Company
2350 Rader Ridge Road
Antioch, Tennessee 37013

Davidson County DEEDWARR
Recvd: 09/24/01 12:23 2pgs
Fees:13.00 Taxes:289.71
20010924-0102942

TENNESSEE HOUSING DEVELOPMENT AGENCY

TO.....SPECIAL WARRANTY DEED

MICHAEL WATROUS

THIS INDENTURE, made this 7th day of September, 2001, between Tennessee Housing Development Agency, Grantor, and Michael Watrous, of Davidson County, Tennessee, Grantee.

WITNESSETH that the said Grantor, for an in consideration of the sum of Seventy Eight Thousand Three Hundred and no/100 ($78,300.00), and other good and valuable consideration, to it in hand paid by the said Grantee, has granted, bargained, sold, conveyed, and does hereby grant, bargain, sell and convey unto the said Grantee, the following described premises, to-wit:

CERTAIN tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

BEING Lot No. 17, Block A, on the Resubdivision of Power and Roth Subdivision, as of record in Plat Book 843, page 75, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description.

Said Lot No. 17 fronts 50 feet on the westerly side of Oakdell Avenue and runs back between parallel lines 200 feet to a deed line.

BEING the same property conveyed to Tennessee Housing Development Agency, by substitute Trustee's Deed of record as Instrument No. Instrument No. 20010607006003O, Register's Office for Davidson County, Tennessee.

The property address is 714 Oakdell Avenue, Madison, Tennessee 37115.

Map 52-1 Parcel 235

TO HAVE AND TO HOLD the said premises to the said Grantee, his heirs and assigns forever. And, the said Grantor for its heirs, executors and administrators, does hereby covenant with the said Grantee, his heirs and assigns, that it is lawfully seized in fee simple of the premises above conveyed and has full power, authority and right to convey the same, that said premises are free from encumbrances. The warranties passing the Grantee hereunder are limited solely to those matters arising from acts of the Grantor, its agents or representatives, occurring solely during the period of Grantor's ownership of the subject real estate.

IN WITNESS WHEREOF, the said Grantor has hereunto set its hand and seal this the 7th day of September, 2001.

TENNESSEE HOUSING DEVELOPMENT AGENCY

By _____

Name Mark Davis

Its Director, Mortgage Administration

STATE OF TENNESSEE)

COUNTY OF Davidson)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Mark Davis, the Director, Mrtg. Admin. of Tennessee Housing Development Agency, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and upon oath acknowledged that s/he executed the foregoing instrument with full authority and for the purposes therein contained.

Witness my hand and official seal at office on this the 7th day of September, 2001.

NOTARY PUBLIC
My Commission Expires 9/25/2004

MELISSA L. DODD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEP. 25, 2004

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer is Seventy Eight Thousand Three Hundred and no/100 ($78,300.00)

TENNESSEE HOUSING DEVELOPMENT AGENCY

By _____

Name Mark Davis

Its Director, Mortgage Administration

Sworn to and subscribed before me this the 7th day of September, 2001.

Notary Public
My Commission Expires: 9/25/2004

MELISSA L. DODD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires SEP. 25, 2004

Real property taxes will be paid by Owner.

Name: Michael Weatherston
714 Oakdell Avenue
Madison, Tennessee 37115

Mail deed to: SAME