THIS INSTRUMENT PREPARED BY AND RETURN TO
LAW OFFICES OF SHAPIRO & KIRSCH, L.L.P.
6750 LENOX CENTER COURT, SUITE 202
MEMPHIS, TN 38115

Tennessee FHA

Davidson County DEEDTRS
Recvd: 02/20/02 12:19 3pgs
Fees:17.00 Taxes:0.00



20020220-0021610

Name: John P. Smith, Etux
S&K#: 00-0925
FHA #: 483-160933470
Loan#: 07-2064413

HUD COMMISSIONER DEED

WHEREAS, by Deed of Trust dated September 29, 1989, recorded in Book 7952, Page 276, Register's Office of Davidson County, Tennessee, John P. Smith and wife, Carol J. Smith conveyed to Joe M. Kirsch or 1st Financial Title Agency of TN, Inc., Trustee, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and,

WHEREAS, Shapiro and Kirsch was appointed HUD Commissioner in Book 10995, Page 657, in the Register's Office of Davidson County, Tennessee under the provisions of the Single Family Mortgage Foreclosure Act of 1994 (Act), 12 USC 375, etc.

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the secretary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS in pursuance of said request by the Secretary, the said property was by the undersigned, advertised for sale in The Nashville Business Journal on November 30, 2001, December 7, 2001, and December 14, 2001 by which advertisement the sale was appointed to be held on January 9, 2002 at the Davidson County Courthouse in Nashville, Tennessee, at 10:00 AM; and,

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash at which time the said property was struck off and sold to The Secretary of Housing and Urban Development of Washington, D.C., its successors and/or assisgns, as its interests map appear, whose address is 4 Corporate Drive, Shelton, CT 06484, at and for the sum of $126,237.02, that being the highest and best bid offered; and,

WHEREAS, the purchaser, being the holder of the indebtedness has complied with the terms of the sale by paying into the hands of the undersigned HUD Commissioner the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by The Secretary of Housing and Urban Development of Washington, D.C., its successors and/or assisgns, as its interests map appear, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Shapiro and Kirsch, HUD Commissioner, does hereby grant, bargain, sell and convey to the said Secretary of Housing and Urban Development, Washington, D.C., his successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Carol J. Smith, County of Davidson, State of Tennessee, to-wit:

Described proerpty located in Davidson County, Tennessee, to wit:

Being Lot No. 177, Section 3 on the Plan of Highland of Tulip Grove of record in Plat Book 4675, Page 140, and corrected in Book 5307, Pages 785 and 786, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

This legal description is identical with that in Deed recorded in Book 7952, Page 276, Register's Office of Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines and easements.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Secretary of Housing and Urban Development, Washington, D.C., his successors and assigns, in fee simple forever, to whom the said Shapiro and Kirsch, HUD Commissioner, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such HUD Commissioner, but not further or otherwise.

IN WITNESS WHEREOF, the said Shapiro and Kirsch, HUD Commissioner, has hereunto set his hand and seal on the date written below.

Shapiro and Kirsch, HUD Commissioner
by: Joe M. Kirsch
Managing Partner

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 9th day of January, 2002 before me, a Notary Public in and for the State and Countyduly commissioned and qualified, appeared Joe M. Kirsch, with whom I am personally acquainted and who, acknowledged that he is a partner of the maker and is authorized by the maker to execute this instrument on behalf of the maker.

WITNESS my hand and Notarial Seal at Office the day and year above written.

DEBBIE GRIFFIN NOTARY PUBLIC AT LARGE SHELBY COUNTY, TN MY COMM. EXP. 10-2002

Notary Public

NO TAX/GOVERNMENTAL AGENCY

PROPERTY ADDRESS: 912 Cointreau Drive, , , Hermitage, Tn 37076

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Secretary of Housing and Urban Development
Federal Housing Administration
c/o Golden Feather Realty Services, Inc.
180 N. Lasalle, Suite 1900
Chicago, IL 60601

ATTENTION: Single Family Property Disposition Branch

S & K File #00-0925
Map & Parcel - 75-7/152

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LAW OFFICES OF SHAPIRO & KIRSCH, L.L.P.
P.O. BOX 241155
MEMPHIS, TN 38124-1155