Davidson County DEEDWARR
Recvd: 06/24/03 09:10 3pgs
Fees:17.00 Taxes:0.00
20030624-0086559

Loan 107248

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that Tennessee Housing Development Agency, the Grantor, for and in consideration of One Dollar ($1.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, and in consideration of the full cancellation and satisfaction for the mortgage indebtedness in favor of the Secretary of Housing and Urban Development, does give, grant, sell and convey to the Secretary of Housing and Urban Development, its successors and assigns, all the following described real property located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot 82 on the plan of section one, revised Shelby Heights, as shown on plat of record in Book 2330, Page 171, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to David Dickens and Teresa Jones, both unmarried, as tenants in common, by Warranty Deed of record under Instrument No. 2000116-0113719 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the above granted and bargained premises with the appurtenances thereunto belonging, unto the said Secretary of Housing and Urban Development. The said Tennessee Housing Development Agency does covenant for itself, its successors and assigns, that at the signing of these presents, it is well seized of the above described premises as a good and indefeasible estate in fee simple, and has good right to bargain and sell the same clear from all encumbrances whatsoever, and that its success and assigns will warrant and defend said premises, with the appurtenances thereunto belonging, unto said Secretary of Housing and Urban Development, its successors and assigns, against all lawful claims and demands whatsoever.

WITNESS the hand and seal of the Grantor on this 17th day of June, 2003.

Tennessee Housing Development Agency

By _____

Mark Davis, Director, Mortgage Administration Division

State of Tennessee

County of TENNESSEE

Before me, Melissa L. Dodd a Notary Public and in and for said State and County, duly commissioned and qualified, personally appeared Mark Davis whom I am personally acquainted, and who upon oath, acknowledged him self to be the Dir., Mrtg. Admin. Division of the Tennessee Housing Development Agency, the within named

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bargainor, a corporation, and the he/she as such Mark Davis, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him self as Dir., Mrtg. Admin. Division.

Witness my hand and Notarial Seal at office this 17th day of June, 2003.

Melissa K. Dodd
Notary Public

MELISSA L. DODD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: September 25, 2004

My Commission Expires SEP 25, 2004

I hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $64,663.66 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Mary Alexandra Bass
Affiant

Subscribed and sworn to before me this 17th day of JUNE, 2003

Sandra S. Lee
Notary Public

My Commission Expires:_____

My Commission Expires Oct. 10, 2006

OFFICIAL SEAL
SANDRA S. LEE
Notary Public at Large
State of Tennessee

**********GOVERNMENT ENTITY - NO TRANSFER TAX**********

Property Owner and Agency Responsible for payment of taxes:

Department of Housing and Urban Development
c/o Golden Feather Realty
2500 Michelson Drive, Suite 100
Irvine, CA 92612

Property Address: 937 South 13th Court
Nashville, Tennessee 37206

Prepared and return to:

Baker, Donelson, Bearman , Caldwell, & Berkowitz
165 Madison Ave. Suite 2000
Memphis, TN 38103

Tax Parcel: 09-047D-B-003.00