03-1584-NS
This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MAP/PARCEL 108-16 242
200 WOODMAKER COURT
NASHVILLE, TN 37214

NO MORTGAGE
New Owner - Send Tax Bills:
SECRETARY OF HOUSING & URBAN DEVELOPMENT
% GOLDEN FEATHER REALTY
2500 MICHELSON, STE. 100
IRVINE, CA 92612

Davidson County DEEDWARR
Recvd: 03/22/04 13:06 2pgs
Fees:12.00 Taxes:0.00
20040322-0032142

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, TENNESSEE HOUSING DEVELOPMENT AGENCY, with principal offices at 404 JAMES ROBERTSON PARKWAY #1114, NASHVILLE, TN 37243-0900 has bargained and sold and does hereby transfer and convey unto the SECRETARY OF HOUSING AND URBAN DEVELOPMENT, at % GOLDEN FEATHER REALTY SERVICES, 2500 MICHELSON, STE. 100, IRVINE, CA 92612, his successors and assigns, forever, that certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows, to-wit:

PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 127A ON THE PLAN OF ZONE LOT DIVISION, LOTS 127 AND 128 PERCY PRIEST WOODS, SECTION FOUR, OF RECORD IN BOOK 6250, PAGE 826, REGISTERS' OFFICE FOR SAID COUNTY, AND ALSO SHOWS AS PART OF LOT 127 ON THE FINAL PLAT, SECTION FOUR, PERCY PRIEST WOODS SUBDIVISION OF RECORD IN BOOK 6250, PAGES 356 AND 357.

SAID LOT NO. 127A, WHICH IS A CORNER LOT, FRONTS 19.66 FEET ON THE SOUTHERLY MARGIN OF HAMMAC DRIVE AND FRONTS 78.75 FEET ON THE WESTERLY MARGIN OF WOODMAKER COURT, SAID FRONTAGES BEING JOINED BY A CURVE HAVING A LENGTH OF 36.31 FEET, AND EXTENDS BACK 109.99 FEET ON THE WESTERLY LINE AND 67.23 FEET ON THE SOUTHERLY LINE, TO A POINT OF INTERSECTION.

BEING THE SAME PROPERTY CONVEYED TO PEGGY CHARLENE BREWER BY DEED FROM NAJI N. ABUMRAD, A MARRIED MAN, OF RECORD IN BOOK 10657, PAGE 421, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

And being further conveyed to TENNESSEE HOUSING DEVELOPMENT AGENCY by Substitute Trustee's Deed from I. DYKE TATUM, ATTORNEY, Substitute Trustee, of record in **Inst. 20031028-0158556** in the Register's Office for County DAVIDSON, 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.

TENNESSEE HOUSING DEVELOPMENT AGENCY 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 **4TH** day of **NOV.**, 20**03**.

NEW SOUTH FEDERAL SAVINGS BANK, SERVICING AGENT FOR
TENNESSEE HOUSING DEVELOPMENT AGENCY

BY: Deborah B. Littleton
DEBORAH B. LITTLETON, AVP

ATTEST:
Pam Bishop
PAM BISHOP, ASS'T. SEC.

STATE OF ALABAMA }
} ss.
COUNTY OF JEFFERSPM }

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared DEBORAH B., LITTLETON and PAM BISHOP 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 AVP and ASS'T. SEC. respectively of the NEW SOUTH FEDERAL SAVINGS BANK *, the within named bargainor, a corporation, and that they as such AVP and ASS'T. SEC. ,being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by the said DEBORAH B. LITTLETON as such AVP and attesting the same by the said PAM BISHOP as such ASS'T. SEC.
*Servicing Agent For Tennessee Housing Development Agency

Witness my hand and official seal at office at 210 AUTOMATION WAY, B'HAM, AL 35242 this 4th day of NOV., 20 03.

Linda Sue Kizziah
Notary Public - LINDA SUE KIZZIAH

LINDA SUE KIZZIAH NOTARY PUBLIC ALABAMA STATE AT LARGE

My Commission Expires: 7/14/07

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $67,109.24.
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

Theresa L. Smith
Affiant

Subscribed and sworn to before me, this the 25th day of February, 20 04.

Sheila L. Matthew
Notary Public

My Commission Expires: 11/24/2007

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

SHEILA L. MATTHEW NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 24, 2007