03-1958-UP
This instrument prepared by:
I. DYKE TATUM
ATTORNEY AT LAW
SUITE 200, ARENA PLACE
2001 CHARLOTTE AVENUE
NASHVILLE, TN 37203
MAP/PARCEL 81-7 173
1712 ST. LOUIS STREET
NASHVILLE, TN 37208

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

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 THE CITY OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE:

BEING LOT NO. 41, SHIELDS' SECOND ADDITION TO NORTH NASHVILLE, AS OF RECORD IN BOOK 57, PAGE 146, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO YOLANDA L. WADE BY DEED FROM SHARON W. REYNOLDS, D/B/A PERFORMANCE PROPERTIES, OF RECORD IN BOOK 9115, PAGE 990, 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. 20040126-0009751, 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 20 day of April, 2004.

UNION PLANTERS BANK, N.A. SERVICING AGENT FOR
TENNESSEE HOUSING DEVELOPMENT AGENCY

BY: Debbie Fly

DEBBIE FLY
ASSISTANT VICE PRESIDENT

ATTEST: Tonia Moore

TONIA MOORE ASSISTANT SECRETARY

Davidson County DEEDWARR
Recvd: 04/27/04 12:05 2pgs
Fees:12.00 Taxes:0.00

20040427-0047581

STATE OF Tennessee }
} ss.
COUNTY OF SHELBY }

Before me, the undersigned, a Notary Public within and for the State and County aforesaid personally appeared DEBBIE FLY and TONIA MOORE 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 ASSISTANT SECRETARY respectively of the Union Planters Bank, N.A. *, the within named bargainor, a corporation, and that they as such ASST. VP and ASST. SECRETARY being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the Corporation by the said DEBBIE FLY as such ASST. VP and attesting the same by the said TONIA MOORE as such ASST. SECRETARY.

*SERVICING AGENT FOR TENNESSEE HOUSING DEVELOPMENT AGENCY

Witness my hand and official seal at office at CORDOVA, TENNESSEE this 20th day of APRIL, 20 04.

Paula Simmons
Notary Public
PAULA SIMMONS

My Commission Expires: July 8th, 2007

PAULA SIMMONS NOTARY PUBLIC AT LARGE SHELBY COUNTY, TENNESSEE MY COMMISSION EXPIRES JULY 08, 2007

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 38,486.77.
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

Affiant

Subscribed and sworn to before me, this the 22nd day of APRIL, 2004.

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