(MOORE, JAMES - Loan No. 0308737)
This instrument prepared by:
J. PHILLIP JONES
TATUM & JONES
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228
Tax Map No. 60-16, Parcel 122
2750 JONES AVE.
NASHVILLE, TN 37207

NO MORTGAGE
New Owner - Send Tax Bills:
SECRETARY OF HOUSING
AND URBAN DEVELOPMENT
c/o PYRAMID REAL ESTATE SERVICES
616 MARRIOTT DRIVE, SUITE 300
NASHVILLE, TN 37214

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, 404 JAMES ROBERTSON PARKWAY, SUITE 1114, NASHVILLE, TENNESSEE 37243-0900, has bargained and sold and does hereby transfer and convey unto the SECRETARY OF HOUSING AND URBAN DEVELOPMENT, at c/o PYRAMID REAL ESTATE SERVICES, 616 MARRIOTT DRIVE, SUITE 300, NASHVILLE, TN 37214, 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 COUNTY OF DAVIDSON, TENNESSEE:

LAND in Davidson County, Tennessee, being a part of Lot No. 21, Plan of Joywood Heights, Section 3, not of record, by W.W. Turner, Engineers, March 14, 1947, and more fully described as follows:

Beginning at an iron pin in the West margin of Jones Avenue, said iron pin being located 100 feet south of a pipe located on the Southeast corner of Lot No. 20, on Turner's Survey; thence North 81 degrees, 30 minutes West 825 feet to an iron pin in the East margin of reserved strip; thence South 1 degree 15 minutes West 50 feet to a point; thence South 81 degrees, 30 minutes East 825 feet to a point in the West margin of Jones Avenue, North 50 feet to the point of beginning.

Being the same property conveyed to James R. Moore and Jamie L. Moore, husband and wife by deed dated October 16, 2001, of record in Instrument No. 20011019-0114467, Register's Office for said County.

And being further conveyed to TENNESSEE HOUSING DEVELOPMENT AGENCY by Substitute Trustee's Deed from **I. DYKE TATUM**, Substitute Trustee, of record in 20050527-0060010 in the Register's Office for **DAVIDSON** County, 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.

Davidson County DEEDWARR
Recvd: 08/18/05 09:24 2 pgs
Fees:12.00 Taxes:0.00

20050818-0098216

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 11th day of AUG., 2005.

TENNESSEE HOUSING DEVELOPMENTAGENCY, BY AND THROUGH ITS SERVICER AND AUTHORIZED AGENT, NEW SOUTH, FSB

BY: Rosalyn McDaniel * ROSALYN MCDANIEL*

Title: VP

*As servicer for Tennessee Housing and Development Agency

STATE OF ALABAMA
COUNTY OF JEFFERSON

Before me a Notary Public, in and for said state and county, personally appeared ROSALYN MCDANIEL, with whom I am personally acquainted, and who upon oath acknowledged himself/herself to be the VP of NEW SOUTH FEDERAL SAVINGS BANK, AS THE SERVICER AND AUTHORIZED AGENT OF TENNESSEE HOUSING DEVELOPMENT AGENCY, the within named bargainer, a corporation, and that he/she as such VP being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as VP OF NEW SOUTH FEDERAL SAVINGS BANK AS THE SERVICER AND AUTHORIZED AGENT OF TENNESSEE HOUSING DEVELOPMENT AGENCY

WITNESS, my hand and Official Seal at office this 11th Day of AUG., 2005.

Notary Public - LINDA SUE [illegible]

My commission expires: 1-14-07

STATE OF TENNESSEE
COUNTY DAVIDSON

The actual consideration or value, whichever is greater for this transfer is **$60,181.46**

THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

Mary Onks
Affiant

Subscribed and sworn to before me, this the 16th day of August, 2005.

Notary Public

My Commission Expires: 3-21-09

JOYCE FULTZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Expires March 21, 2009

RETURN TO:
J. PHILLIP JONES
TATUM & JONES
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228