(SIM, SOPHAT,

This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
SUITE C-205, NASHVILLE HOUSE
ONE VANTAGE WAY
NASHVILLE, TN 37228

**PARCEL ID: 107 05 0 060.00**
**1915 DABBS AVENUE**
**NASHVILLE, TN 37217**

**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**

BILL GARRETT, Davidson County
Trans:T20100057117 DEEDWARR
Recvd: 09/13/10 08:19 2 pgs
Fees:12.00 Taxes:0.00
20100913-0072333

## 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, 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 LOT NO. 90 ON THE PLAN OF BEL-AIR SUBDIVISION SECTION ONE (ERRONEOUSLY REFERRED TO AS ON E) OF RECORD IN BOOK 2900, PAGE 28, REGISTER'S OFFICE FOR SAID COUNTY.**

**SAID LOT NO. 90 FRONTS 63 FEET ON THE SOUTHERLY MARGIN OF DABBS AVENUE AND EXTENDS BACK 80 FEET ON THE WESTERLY LINE AND 131 FEET ON THE EASTERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 81.1 FEET THEREON.**

**BEING THE SAME PROPERTY CONVEYED TO SOPHAT SIM, UNMARRIED, BY DEED DATED DECEMBER 21, 2007, OF RECORD IN INSTRUMENT NO. 20080108-0002213, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.**

**THIS IS IMPROVED PROPERTY KNOWN AS 1915 DABBS AVENUE, NASHVILLE, TENNESSEE 37217.**

**AND** being further conveyed to **TENNESSEE HOUSING DEVELOPMENT AGENCY** by Substitute Trustee's Deed from **J. PHILLIP JONES,** Substitute Trustee, of record in **INSTRUMENT NO. 20100308-0017631** 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.

**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 9th day of April, 2010.

**TENNESSEE HOUSING DEVELOPMENT AGENCY, BY AND THROUGH ITS SERVICER AND AUTHORIZED AGENT, U.S. BANK, NATIONAL ASSOCIATION**

BY: _____
**CAROLYN GUTHRIE**

Title: **VICE PRESIDENT**

STATE OF **ARKANSAS**
COUNTY OF **PULASKI**

Before me a Notary Public, in and for said state and county, personally appeared **CAROLYN GUTHRIE**, with whom I am personally acquainted, and who upon oath acknowledged herself to be the **VICE PRESIDENT** of **U.S. BANK, NATIONAL ASSOCIATION, SERVICER AND AUTHORIZED AGENT FOR TENNESSEE HOUSING DEVELOPMENT AGENCY,** the within named bargainer, a corporation, and that she as such **VICE PRESIDENT,** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as **VICE PRESIDENT** for **U.S. BANK, NATIONAL ASSOCIATION, SERVICER AND AUTHORIZED AGENT FOR TENNESSEE HOUSING DEVELOPMENT AGENCY.**

WITNESS, my hand and Official Seal at office this 9th Day of April, 2010

_____
Notary Public

My commission expires: 12-20-17

ANDREA WARD
SALINE COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires December 26, 2017
Commission No. 12363964

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

The actual consideration or value, whichever is greater for this transfer is $97593.94
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

_____
Affiant

Subscribed and sworn to before me, this the 30th day of April, 2010.

_____
Notary Public

JOYCE FULTZ
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 4, 2013

My Commission Expires: 3-4-13

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