BILL GARRETT, Davidson County
Trans:T20100061831 DEEDWARRSP
Recvd: 09/30/10 16:20 2 pgs
Fees:13.00 Taxes:125.80
20100930-0078115

State of Tennessee
County of Davidson

The actual consideration or value- whichever is Greater, is $34,000.00

Affiant/Cindy Ton
Subscribed and Sworn to before me this 17th day of September, 2010

Notary Public/Eric Sims
My Commission Expires: (Affix Seal)

ERIC SIMS
Notary Public
STATE OF TEXAS
My Comm. Exp. 06-21-14

SPECIAL WARRANTY DEED

INSTUMENT PREPARED BY:
Rubin Lublin Suarez Serrano, LLC
6148 LEE HIGHWAY
SUITE 380
CHATTANOOGA, TN 37421

Name and Address of New Owner:
HANY FARID
4213 Sandstone Dr
Antioch, TN 37013

Improved Property Known as:
3110 JUSTIN TOWNE CT
ANTIOCH, TN 37013

Send Tax Bills to:
Hany Farid
4213 Sandstone Dr
Antioch, TN 37013

MAP PARCEL NUMBER: 15003116.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR,

SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA

Whose Address is 2380 PERFORMANCE DRIVE, RICHARDSON, TX 75082

SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO

HANY FARID

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 29A, ZONE LOT, DIVISION OF LOT 29, ON THE PLAN OF JUSTIN TOWNE, SECTION II, OF RECORD IN BOOK 5200, PAGE 459, AMENDED IN BOOK 5800, PAGE 321, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

SUBJECT TO ALL EASEMENTS, RESTRICTIVE COVENANTS AND CONDITIONS AND OTHER MATTERS OF RECORD INCLUDING ALL ITEMS SET OUT ON ANY APPLICABLE PLAT OF RECORD.

BEING THE SAME PROPERTY CONVEYED TO THE SECRETARY OF VETERANS AFFAIRS BY DEED HAVING INSTRUMENT NUMBER 20100728-0058996, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

COMMONLY KNOWN AS 3110 JUSTIN TOWNE COURT, ANTIOCH, TN 37013.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plat of record; 6) All applicable government and zoning regulations.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee(s) and his/her/their assigns, forever.

Said, SECRETARY OF VETERANS AFFAIRS, AN OFFICER OF THE UNITED STATES OF AMERICA, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

In witness whereof the undersigned has executed this the 17th day of September, 2010.

Signed, sealed and delivered in
the presence of:

Witness/Yoshi Clipper

Witness/Charia Turner

Pursuant to Provisions of 38 U.S.C. 3720(a)(6), The Secretary of Veterans Affairs does not seek to exercise exclusive jurisdiction over the within described property.

SECRETARY OF VETERANS AFFAIRS,
AN OFFICER OF THE UNITED STATES
OF AMERICA

By: Judith Casey [SEAL]

Its: Judith Casey/Assistant Secretary

BY THE SECRETARY'S DULY AUTHORIZED PROPERTY MANAGEMENT CONTRACTOR, COUNTRYWIDE HOME LOANS SERVICING, L.P., NKA BAC HOME LOANS SERVICING, L.P., PURSUANT TO A DELEGATION OF AUTHORITY CONTAINED IN 38 C. F. R. 36.4845 (F)

On this date before me personally appeared

Judith Casey/Assistant Secretary,
Pursuant to a delegation of authority contained
In 38 C.F.R. Section 36.4845(f), to me known
To be the person who executed the foregoing
Instrument on behalf of the Secretary of Veterans
Affairs, and acknowledged that he executed the
Same as the free act and demand of said Secretary.

In Witness Whereof, I have hereunto set my hand
And affixed my official seal in the State of
Texas aforesaid, this 17th day of
September, 2010.

Notary Public
My commissions Expires:

[NOTARIAL SEAL]

ERIC SIMS
Notary Public
STATE OF TEXAS
My Comm. Exp. 06-21-14