BILL GARRETT, Davidson County
Trans:T20110021142 DEEDWARR
Recvd: 04/11/11 11:23 3 pgs
Fees:18.00 Taxes:53.65
20110411-0027716

CASH DEED FOR TENNESSEE

FHA Case No. 483-209491

Prepared by & Return to: Fearnley & Califf, PLLC - Nashville
565 Marriott Drive - Ste 850
Nashville, TN 37214

This Indenture, made and entered into this **11th day of March, 2011**, by and between Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and **Roy C Forkum,** Married and **Deana Forkum** , Married their heirs and assigns, party(ies) of the second part,

Witnesseth: That for and in consideration of the sum of Ten Dollars ($10.00), the receipt of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party(ies) of the second part, the following described real estate situate, lying and being in the County Davidson, State of Tennessee, to wit:

See Attached Exhibit A:

Property Address: 500 Paragon Mills Rd N-8
Nashville, TN 37211

Owner's Name: **Roy C Forkum**
Deana Forkum
Owner's Address: 11840 Karo Road

Bell Buckle, TN 37020

Mail Tax Bill to: Owner at Owner's Address

Parcel No.: 133110 A 09800CO
THIS DEED IS NOT TO BE IN EFFECT UNTIL: March 11, 2011

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), by deed dated **March 2, 2010**, and recorded at **Instrument No. 20100407-0026105** in the Register's Office of **Davidson County**, Tennessee.

To Have and to Hold the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party(ies) of the second part, their heirs and assigns in fee simple forever.

Said Conveyance is made subject to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also **Subject** to any state of facts which an accurate survey of said property would show.

And the Said party of the first part does hereby covenant with the said party(ies) of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he/she has a good right to sell and convey the same; that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons, claiming same, by, through or under him but no further or otherwise.

In Witness Whereof the undersigned has set his/her hand and seal as a principal and/or officer of Ofori & Associates, PC, Asset Manager of the U. S. Department of Housing and Urban Development, for and on behalf of the Secretary of Housing and Urban Development, under the redelegation of authority published at 70 Fed. Reg. 43, 171 (July 26, 2005).

Signed, sealed and delivered in the presence of:

The Secretary of Housing and Urban Development of Washington, D.C., and/or his/her successors and/or assigns
By: Ofori & Associates, PC

By: _____
Authorized Signatory
As HUD's
Designated Agent

State of GA
County of FULTON

On the 8 day of March, 2011, before me the undersigned Notary Public of the State and County aforesaid, appeared Daina Jackson with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who, upon oath , acknowledged himself/herself to be a authorized signatory of Ofori & Associates, PC, said company being an authorized signatory for the Secretary of Housing and Urban Development, the within named bargainor, and that he/she as such authorized signatory being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as an authorized signatory.

My Commission Expires: 11/8/14

Katina W. Perry
Notary Public

KATINA W PERRY
MY COMMISSION EXPIRES
NOV. 8 2014
PAULDING CO., GEORGIA
NOTARY PUBLIC

State of Tennessee
County of Davidson

I, or we, hereby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$14,501.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Daina Mincie
Affiant

Subscribed and sworn to before me this 11th day of March, 2011.

My Commission Expires: _____

(Seal)
Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires MAY 8, 2012

EXHIBIT A

Described property located in Davidson County, Tennessee, to wit:

Unit Number N-8 of Canterbury Hall Condominium, a condominium or horizontal property regime established by Master Deed of record in Book 5440, Page 255, Register's Office for Davidson County, Tennessee, as amended by Amendment to Master Deed of record in Book 5441, Page 819, said Register's Office, and shown on a Plan of record in Book 5200, Page 159, said Register's Office.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the said Master Deed (and By-Laws which are an exhibit thereto), including without limitations such unit's undivided percentage interest in the land and common elements reflected in said Master Deed and Plan.

This legal description is identical with that in Deed of Trust recorded in Book 9223,Page 546 re-recorded on April 11, 1994 in Book 9308, Page 32 in the Register's Office of Davidson County, Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record in Book 9223, Page 546 re-recorded on April 11, 1994 in Book 9308, Page 32 in the Register's Office of Davidson County, Tennessee.

The last deed of record is Warranty Deed, recorded in Book 7298, Page 441, in the Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines and easements.