BILL GARRETT, Davidson County
Trans:T20110051824 DEEDWARR
Recvd: 08/23/11 10:44 3 pgs
Fees:18.00 Taxes:186.85
20110823-0065084

CASH DEED FOR TENNESSEE

FHA Case No. 483-356684

Prepared by & Return to: Fearnley & Califf, PLLC - Nashville
25 Century Blvd, Suite 212
Nashville, TN 37214

This Indenture, made and entered into this **19th day of August, 2011**, by and between Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and **Frank Starling and Linda Starling** , as husband and wife 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: 315 Fannin Drive
Goodlettsville, TN 37072

Owner's Name: **Frank Starling**
Linda Starling
Owner's Address: 104 Dorr Drive

Goodlettsville, TN 37072

Mail Tax Bill to: Owner at Owner's Address

Parcel No.: 01812004500
THIS DEED IS NOT TO BE IN EFFECT UNTIL: August 19, 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 **January 19, 2010**, and recorded at **Instrument No. 20100721-0056847** 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 PEMCO Limited, 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:

Robert Fulton

The Secretary of Housing and Urban Development of Washington, D.C., and/or his/her successors and/or assigns
By: PEMCO Limited

By: _____
Authorized Signatory

State of
County of

On the 11 day of Aug, 2011, before me the undersigned Notary Public of the State and County aforesaid, appeared GAIL L JUDD 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 PEMCO Limited, 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: 2/7/2015

NICHOLAS A. RICE
NOTARY PUBLIC
FULTON COUNTY, GEORGIA
MY COMMISSION EXPIRES
FEBRUARY 7TH, 2015

_____
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 **$50,500.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Frank Stanley
Affiant

Subscribed and sworn to before me this 19th day of August, 2011.

My Commission Expires: 7-7-2014

Artrinna D. Minnis
(Seal)
Notary Public

ARTRINNA D. MINNIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires July 7, 2014

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 39 on the Revised Plan of Mansker Heights, Section 2, as of record in Book 3106, Page 43, Register's Office for Davidson County, Tennessee.

Said Lot No. 39 beginning at a point in the westerly margin of Fannin Drive, the common corner of Lots No. 38 and 39 on said Plan; thence with the line between said lots, 309.7 feet to a point; thence southwardly 56.1 feet to a point in the northerly margin of Vecchione Drive; thence with the northerly margin of same in an easterly direction 286.9 feet to the beginning of a curve; thence around said curve in a northeasterly direction 39.27 feet to a point in the westerly margin of Fannin Drive; thence with the margin of same along a slight curve northwardly 136.85 feet to the point of beginning.