SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of *FORTY-TWO THOUSAND and NO/100 DOLLARS ($42,000.00)*, cash in hand paid, the receipt of which is hereby acknowledged, **U.S. BANK, NATIONAL ASSOCIATION, N.D.**, (Grantor) has bargained and sold and by these presents do transfer and convey unto **DOROTHY HILL**, an unmarried woman, her heirs and assigns, the following described tract or parcel of land located in Davidson County, Tennessee, and being more particularly described as follows:

A CERTAIN tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being the East 74 feet and 8 inches of Lot No. 1 in J. Mat Williams Subdivision of Lot No. 8 of the Harding Bosley Tract, a plat of which subdivision is of record in Book 332, Page 54, Register's Office for Davidson County, Tennessee.

Said East part of Lot No. 1 fronts 74 feet and 8 inches of the North side of Buchanan Street and runs back between parallel lines 150 feet to a line.

BEING the same property vested in U.S. BANK, NATIONAL ASSOCIATION, N.D., by Substitute Trustee's Deed from J. Phillip Jones, Substitute Trustee, of record in Instrument No. 20110711-0052668, Register's Office for Davidson County, Tennessee.

This is improved property known as 2600 Buchanan Street, Nashville, Tennessee 37208 (a/k/a 2600 Buchannon Street, Nashville, Tennessee 37208).

This conveyance is subject to restrictions, dedications, conditions, reservations, easements and other matters as shown on the plat of record in Plat Book 332, Page 54, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex handicap, familiar status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

This Instrument Prepared By:
BASS AND BASS, ATTORNEYS
226 North Main Street
Carthage, Tennessee 37030

BILL GARRETT, Davidson County
Trans:T20110074656 DEEDWARRSP
Recvd: 11/28/11 13:24 4 pgs
Fees:23.00 Taxes:155.40
20111128-0092289

This property is located at 2600 Buchanan Street, Nashville, TN 37208.

Possession: Date of Deed;
2011 Property Taxes Prorated
Map & Parcel: 081 06 0 160.00

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to **DOROTHY HILL,** her heirs and assigns, forever. Grantor covenants that it is lawfully seized and possessed of said land in fee simple; has a good and lawful right to sell and convey it, and same is unencumbered, except as stated above.

GRANTOR covenants and binds itself, to warrant and forever defend the title to the Property to **DOROTHY HILL,** her heirs and assigns, against the lawful claims of all persons claiming by, through or under Grantor, but no further or otherwise.

WITNESS GRANTOR'S HAND on this the 18th day of November, 2011.

U.S. BANK, NATIONAL ASSOCIATION, N.D.

By: Jill E. Roppe

Title: JIll E. Roppe/ REO Officer

ACKNOWLEDGEMENT

STATE OF Minnesota
COUNTY OF Hennepin

Personally appeared before me, the undersigned authority, a Notary Public in and for the County and State aforesaid, Jill E. Roppenhan, with whom I am personally acquainted, (or proven to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the REO Officer, respectively of U.S. BANK, NATIONAL ASSOCIATION, N.D., the within named bargainor and executed the foregoing instrument for the purposes therein contained, by signing the name of the Corporation by himself as _____.

WITNESS MY HAND and official seal at Offices, Hennepin County Minnesota, this the 18th day of November, 2011.

CRYSTAL A. VAUGHN
NOTARY PUBLIC - MINNESOTA
My Commission Expires Jan. 31, 2016

Notary Public

My Commission Expires: _____

Name & Address of New Property & Send Tax Notice to:

Ms. Dorothy Hill
P.O. Box 171061
Nashville, TN 37217

AFFIDAVIT

STATE OF Minnesota

COUNTY OF Hennepin

I hereby swear of affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $42,000.00, which amount is equal to or greater than the amount which the property transferred would command as a fair voluntary sale.

Affiant Jill E. Roppe

Subscribed & sworn to before me this 18th day of November, 2011.

Notary Public

My Commission Expires: _____
WD-USBank-Hill

This Instrument Prepared By:
BASS AND BASS, ATTORNEYS
216 North Main Street
Cottage, Tennessee 37030

CRYSTAL A. VAUGHN
NOTARY PUBLIC - MINNESOTA
My Commission Expires Jan. 31, 2016

Proration Breakdown

Taxes are prorated for the year 2011, therefore the seller has been debited in the amount of 702.38 from 01/01/2011 to 11/22/2011 to compensate for the tax bill which will become due and payable.