(TOWNSON, WILSON AND MARILYN)
This instrument prepared by:
ATTORNEY
J. PHILLIP JONES
ATTORNEY AT LAW
1800 HAYES STREET
NASHVILLE, TN 37203
**PARCEL ID: 095 02 0A 229.00**
**229 COTTAGE PLACE**
**NASHVILLE, TENNESSEE 37214**

**NO MORTGAGE**
New Owner - Send Tax Bills:
**SECRETARY OF HOUSING**
**AND URBAN DEVELOPMENT**
**C/O MCB Oklahoma MCM Office**
**4400 Will Rogers Pkwy, Suite 300**
**Oklahoma City, OK 73108**

BILL GARRETT, Davidson County
Trans:T20130034591 DEEDWARR
Recvd: 04/26/13 13:08 2 pgs
Fees:12.00 Taxes:0.00
20130426-0041844

## 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, **U.S. BANK NATIONAL ASSOCIATION,** with principal offices **4801 FREDRICA STREET, OWENSBORO, KENTUCKY 42301-0005**, has bargained and sold and does hereby transfer and convey unto the **SECRETARY OF HOUSING AND URBAN DEVELOPMENT, 4400 WILL ROGERS PKWY, SUITE 300, OKLAHOMA CITY, OK 73108** 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:**

**BEING UNIT NO. 47 ON THE PLAN OF COTTAGE PLACE CONDOMINIUMS, OF RECORD IN BOOK 6520, PAGES 816-823, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, ALL AS DESCRIBED IN THE MASTER DEED, DECLARATIONS OF COVENANTS, CONDITIONS AND RESTRICTIONS, OF RECORD IN BOOK 6520, PAGE 745, SAID REGISTER'S OFFICE, AS AMENDED BY AMENDMENT TO MASTER DEED, DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, OF RECORD IN BOOK 6569, PAGE 212, SAID REGISTER'S OFFICE, AND BY SECOND AMENDMENT OF RECORD IN BOOK 6636, PAGE 722, REGISTER'S OFFICE FOR SAID COUNTY.**

**THIS IS IMPROVED PROPERTY KNOWN AS 229 COTTAGE PLACE, NASHVILLE, TENNESSEE 37214.**

**BEING THE SAME PROPERTY CONVEYED TO W.K. TOWNSON AND WIFE, MARILYN J. TOWNSON, BY DEED DATED AUGUST 28, 2003 OF RECORD IN INSTRUMENT NO. 20030905-0130008, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.**

**AND** being further conveyed to **U.S. BANK NATIONAL ASSOCIATION,** by Substitute Trustee's Deed from **J. PHILLIP JONES**, Substitute Trustee, of record in **INSTRUMENT NO. 20121213-0114925**, 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.

**AND** the Grantor covenants with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and that the same is unencumbered.

**U.S. BANK NATIONAL ASSOCIATION,** 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 4 day of January, 2013

**U.S. BANK NATIONAL ASSOCIATION**

BY: Dana Bowman
Dana F. Bowman

Title: **OFFICER**

STATE OF **KENTUCKY**
COUNTY OF **DAVIESS**

Before me a Notary Public, in and for said state and county, personally appeared Dana F. Bowman, with whom I am personally acquainted, and who upon oath acknowledged himself to be the **OFFICER**, of **U. S. BANK NATIONAL ASSOCIATION,** the within named bargainer, a corporation, and that he as such **OFFICER,** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as **OFFICER** of **U.S. BANK NATIONAL ASSOCIATION.**

WITNESS, my hand and Official Seal at office this 4 Day of January, 2013.

Notary Public

OFFICIAL SEAL
JESSICA FORD
NOTARY PUBLIC - KENTUCKY
STATE-AT-LARGE
My Comm. Expires Nov. 9, 2014
COMM. # 431553

My commission expires: Nov 9 2014

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**
The actual consideration or value, whichever is greater for this transfer is **$116,045.74.**
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

Affiant

Subscribed and sworn to before me, this the 14th day of January, 2013.

Elizabeth P. Guye
Notary Public

My Commission Expires: 1/21/2013

RETURN TO:
J. PHILLIP JONES
1800 HAYES STREET
NASHVILLE, TN 37203

Elizabeth P. Guye
STATE OF TENNESSEE NOTARY PUBLIC
Rutherford County