(TANYA R. HUDSON)
This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
NASHVILLE
1800 HAYES STREET
NASHVILLE, TN 37203
**PARCEL ID: 075 11 0 164.00**
**4312 BATON ROUGE DRIVE**
**HERMITAGE, TENNESSEE 37076**

**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:T20130071121 DEEDWARR
Recvd: 08/19/13 09:51 2 pgs
Fees:12.00 Taxes:0.00
20130819-0086723

# 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, **TENNESSEE HOUSING DEVELOPMENT AGENCY, 404 JAMES ROBERTSON PARKWAY, SUITE 1114, NASHVILLE, TENNESSEE 37243-0900,** has bargained and sold and does hereby transfer and convey unto the **SECRETARY OF HOUSING AND URBAN DEVELOPMENT,** 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:**

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 86A, ON THE ZONE LOT DIVISION OF LOTS 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 101, 103, 104, 105, 106 AND 107, RACHEL SQUARE, SECTION TWO, AS OF RECORD IN BOOK 6250, PAGE 542, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.**

**BEING THE SAME PROPERTY CONVEYED TO TANYA R. HUDSON, A SINGLE PERSON, BY WARRANTY DEED DATED MARCH 16, 2007 OF RECORD IN INSTRUMENT NO. 20070329-0037430, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.**

**AND** being further conveyed to **TENNESSEE HOUSING DEVELOPMENT AGENCY** by Substitute Trustee's Deed from **J. PHILLIP JONES**, Substitute Trustee, of record in **INSTRUMENT NO. 20130423-0040052** in the Register's Office for **DAVIDSON** County, Tennessee.

**THIS IS IMPROVED PROPERTY KNOWN AS 4312 BATON ROUGE DRIVE, HERMITAGE, TENNESSEE 37076.**

**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.

**TENNESSEE HOUSING DEVELOPMENT AGENCY** 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 3rd day of May, 2013.

**TENNESSEE HOUSING DEVELOPMENT AGENCY, BY AND THROUGH ITS SERVICER AND AUTHORIZED AGENT, U.S. BANK NATIONAL ASSOCIATION**

BY: _____
Ashley James
Assistant Vice President
Title: U S Bank

STATE OF **ARKANSAS**
COUNTY OF **PULASKI**

Before me a Notary Public, in and for said state and county, personally appeared Ashley James, with whom I am personally acquainted, and who upon oath acknowledged herself to be the **Assistant Vice President** of **U.S. BANK NATIONAL ASSOCIATION, SERVICER AND AUTHORIZED AGENT FOR TENNESSEE HOUSING DEVELOPMENT AGENCY,** the within named bargainer, a corporation, and that she as such **Assistant Vice President,** being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by herself as **Assistant Vice President** for **U.S. BANK NATIONAL ASSOCIATION, SERVICER AND AUTHORIZED AGENT FOR TENNESSEE HOUSING DEVELOPMENT AGENCY.**

WITNESS, my hand and Official Seal at office this 3rd Day of May, 2013.

Jerrica Barton
Notary Public

My commission expires: 12/13/22

JERRICA BARTON
Arkansas - Pulaski County
Notary Public - Comm# 12392106
My Commission Expires Dec 13, 2022

STATE OF **TENNESSEE**
COUNTY OF **DAVIDSON**

The actual consideration or value, whichever is greater for this transfer is $ **87,165.14**.
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

Sarah Rauch
Affiant

Subscribed and sworn to before me, this the 7th day of May, 2013.

Dawn M.E. McMahon
Notary Public

My Commission Expires: OCT 21 2013

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

DAWN M.E. McMAHON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY, TN