Return to:
Grissim Title & Escrow, LLC
1222 17th Avenue South
Nashville, TN 37212

BILL GARRETT, Davidson County
Trans:T20130097797 DEEDWARR
Recvd: 11/18/13 10:31 4 pgs
Fees:23.00 Taxes:432.90
20131118-0118663

Address New Owner:	Map-Parcel Number:	Send Tax Bills To:
Carolyn June Daugherty 6204 Henry Ford Drive Nashville, Tennessee 37209	Tax Map and Parcel 09016009000	I Freedom Direct Corporation 2363 South Foothill Drive Salt Lake City, Utah 84109
This instrument prepared by: Grissim Title and Escrow, LLC 1222 17th Avenue South, Nashville, Tennessee 37212		

WARRANTY DEED

FHA Case No.: 483-374429

FOR AND IN CONSIDERATION of the sum of ONE HUNDRED SEVENTEEN THOUSAND AND NO/100 DOLLARS ($117,000.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **SECRETARY OF HOUSING AND URBAN DEVELOPMENT** , ("Grantor"), has bargained and sold, and by these presents does hereby transfer and convey to **CAROLYN JUNE DAUGHERTY, A WIDOW,** ("Grantee"), Grantee's successors and assigns, the real property described on Exhibit A, which is attached hereto and incorporated herein by reference, including without limitation, all rights, easements and privileges appurtenant to said real property, all buildings, structures, fixtures and other improvements located on said real property, and all of Grantor's interest, if any, in the land lying beneath the roads and rights-of-way adjoining the real property (all of the foregoing being collectively referred to as the "Property").

TO HAVE AND TO HOLD the Property with all appurtenances, estate, title, and interest thereto belonging to the Grantee, Grantee's successors and assigns, forever.

Grantor covenants with the Grantee that Grantor is lawfully seized and possessed of the Property in fee simple; that Grantor has a good right to convey the Property; and that the Property is unencumbered except as set forth on Exhibit B, attached hereto and incorporated herein by reference.

Grantor further covenants and binds itself, its successors and assigns to warrant and forever defend the title to the Property to the said Grantee, Grantee's successors and assigns, against the lawful claims of all persons whomsoever.

This is improved property located at 6204 Henry Ford Drive, Nashville, Tennessee 37209.

C.J.D.

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. 4837-D-57 (July 25, 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: Jennifer Lee

Its: Authorized Signatory

As Hud's Designated Agent

State of Georgia
County of **Fulton**

On the 8 day of November, 2013, before me the undersigned Notary Public of the State and County aforesaid, appeared Jennifer Lee 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 professional corporation by himself/herself as an authorized signatory and for said professional corporation on behalf of the **Secretary of Housing and Urban Development**.

My Commission Expires: 3/14/17

Terri V James
Notary Public

TERRI V JAMES NOTARY PUBLIC DEKALB CO., GEORGIA MY COMMISSION EXPIRES MAR 14 2017

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 **$117,000.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Tina Daugherty
Affiant

Subscribed and sworn to before me this 30th day of July, 2013.

My Commission Expires: 8-17-15

DEBORAH SUSS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY COMM. EXP. 8-17-15

Deborah Suss (Seal)
Notary Public

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No.208 on the Map of Charlotte Park Subdivision, Section III, as of record in Book 2663, Page 70, said Register's Office to which reference is hereby made for a more complete description. Being the same property conveyed by Warranty Deed of record in Instrument Number 20070705-0079776, Register's Office for Davidson County, Tennessee Date of recorded July 5, 2007.

Being the same property conveyed to Secretary of Housing and Urban Development by deed from Shapiro & Kirsch, LLP, as Substitute Trustee, of record in Instrument Number 20130813-0084866, Register's Office for Davidson County, Tennessee.

C.J.D.

Commission Expires: _____

Exhibit B

Permitted Encumbrances

1. Taxes for the year 2014 and subsequent years.
2. Subject to all matters on the Plan of record in Plat Book 2663, Page 70, Register's Office for Davidson County, Tennessee.

C.J.D.