Prepared By:	Property Address:	Return To:	Taxes to be Paid by:
BROCK & SCOTT, PLLC 277 Mallory Station Road, Suite 115 Franklin, TN 37067	163 Heritage Trace Drive Madison, TN 37115	BROCK & SCOTT, PLLC 277 Mallory Station Road Suite 115 Franklin, TN 37067	Secretary of Housing and Urban Development Five Points Plaza Building 40 Marietta Street Atlanta, GA 30303 Tax Parcel ID #:042110B04400
Grantor(s): **SunTrust Mortgage, Inc.** (All references to Grantor and Grantee herein include the said parties, their respective heirs, successors, and assigns, and include the singular, plural, masculine, and feminine as in each case required by context.)		Grantee(s): **Secretary of Housing and Urban Development, Washington, D.C. its successors and assigns**	

TENNESSEE SPECIAL WARRANTY DEED

WITNESSETH: That the aforesaid Grantor, for and in consideration of the sum of one dollar ($1.00) and other good and valuable consideration paid in hand to him, the receipt and sufficiency of which is hereby acknowledged, has and does by these presents grant, bargain, sell, and convey, unto the Grantee in fee simple, all that certain lot, tract, or parcel of land, situate and lying in the County of Davidson, State of TN, and being hereinafter described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Lot No. 163 as shown by plat and survey of Section One, Heritage Village, a Horizontal Property Regime, of record in Book 4460, Page 110, Register's Office for said County, and described in the Master deed of Record in Book 4758, Page 179, as amended in Book 4808, Page 829, Book 5102, Page 383, Book 6380, Page 989, Book 6484, Page 287, Book 9645, Page 906 and Instrument Number 20040804-0093767, said Register's Office, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to the within named grantor(s) by deed recorded simultaneously herewith in Book _____, Page _____ or Instrument No. 20090722-0068745, Register's Office for said County.

TO HAVE AND TO HOLD the aforesaid lot, tract, or parcel of land, together with all appurtenances and hereditaments thereunto appertaining unto the use and benefit of the Grantee, his heirs, successors, and assigns FOREVER.

BILL GARRETT, Davidson County
Trans:T20140005858 DEEDWARRSP
Recvd: 01/27/14 09:21 3 pgs
Fees:17.00 Taxes:0.00
20140127-0007077

AND THE GRANTOR does covenant and warrant that he has done nothing to impair such title as he has received, and that the Grantor will warrant and defend the title of the Grantee, his heirs, successors, and assigns, against the lawful claims of any person claiming under, by, or through Grantor, FOREVER.

THE AFORESAID grant of title is subject to the following exceptions:

1. Restrictions, Easements, and other matters appearing of record or otherwise known to the Grantee.

THE GRANTOR acquired his interest in the aforesaid parcel by an instrument filed in the Davidson Registry of Deeds in Instrument No. 20140108-0001966.

IN WITNESS WHEREOF the Grantor has hereunto set his hand and seal this 15 day of January, 2014.

SUNTRUST MORTGAGE INC. CORPORATE SEAL 1927 COMMONWEALTH OF VIRGINIA

SunTrust Mortgage, Inc.

Doyle Mitchell (Printed Name)

Vice President (Title)

STATE OF VA }
City }
COUNTY OF Richmond }

Before me, the undersigned Notary Public, of the state and county mentioned, personally appeared Doyle Mitchell (officer), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Vice President (title) (or other officer authorized to execute the instrument) of SunTrust Mortgage, Inc., the within named bargainor, a corporation, and that such Vice President (title) or officer as such, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Vice President (title)

Witness my hand and seal of office this 15 day of January, 2014.

CAROL MORENO
Notary Public
Commonwealth of Virginia
7503227
My Commission Expires Aug 31, 2015

Notary Public

My Commission Expires: August 31st, 2015

13-17177

STATE OF Georgia }
}
COUNTY OF DeKalb }

The actual consideration or value, whichever may be greater, which is given in exchange for the aforesaid estate, is $108,910.90.

Affiant

STATE OF Georgia }
}
COUNTY OF DeKalb }

Sworn to and Subscribed before me this 24th day of January, 2014.

Notary-Public

My Commission Expires: 10/30/2016

TOMIKA D CROMER
NOTARY PUBLIC
DEKALB CO., GEORGIA
MY COMMISSION EXPIRES
OCT. 30 2016

13-17177