(NANCIA M. COLLIER)
This instrument prepared by:
J. PHILLIP JONES
ATTORNEY AT LAW
NASHVILLE
1800 HAYES STREET
NASHVILLE, TN 37203
PARCEL ID: 059 16 0 186.00
2841 OLD MATTHEWS ROAD
NASHVILLE, TENNESSEE 37207
A/K/A 2841 OLD MATHEWS RD.
NASHVILLE, TN 37207

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:T20140007872 DEEDWARR
Recvd: 02/04/14 08:28 2 pgs
Fees:12.00 Taxes:0.00
20140204-0009604

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:

BEING A PARCEL OF LAND IN THE FIRST CIVIL DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE, LOCATED ON THE WEST MARGIN OF OLD MATTHEWS ROAD, FORMERLY MANILA STREET, APPROXIMATELY 650.00 FEET NORTH OF THE INTERSECTION OF OLD MATTHEWS ROAD AND CHRIS STREET. SAID PARCEL BEING LOT 14 OF HICKORY HEIGHTS, NOT OF RECORD, BY Z.J. WILKINSON, DATED MAY 22ND, 1948 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN SET IN THE WESTERLY RIGHT OF WAY OF OLD MATTHEWS ROAD, SAID PIN BEING THE NORTHEAST CORNER OF LOT 13 AND THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED LOT, THENCE, LEAVING OLD MATTHEWS ROAD WITH THE NORTH LINE OF LOT 13, NORTH 84 DEGREES 06 MINUTES 58 SECONDS WEST, 150.00 FEET TO AN IRON PIN (OLD);

THENCE, WITH THE EAST LINE OF LOT 32, NORTH 06 DEGREES 16 MINUTES 31 SECONDS EAST, 50.00 FEET TO AN IRON PIN (OLD), SAID PIN BEING THE NORTHWEST CORNER OF SUBJECT LOT AND THE SOUTHWEST CORNER OF PROPERTY OWNED BY JEFFREY VAUGHN, DEED BOOK 9538 PAGE 272, R.O.D.C.;

THENCE, WITH THE SOUTH LINE OF VAUGHN, SOUTH 84 DEGREES 06 MINUTES 58 SECONDS EAST 150.00 FEET TO AN IRON PIPE (OLD) IN THE WESTERLY RIGHT OF WAY OF OLD MATTHEWS ROAD, SAID PIN BEING THE SOUTHEAST CORNER OF VAUGHN AND THE NORTHEAST CORNER OF SUBJECT LOT;

THENCE, SOUTH 06 DEGREES 16 MINUTES 31 SECONDS WEST 50.00 FEET TO THE POINT OF BEGINNING, CONTAINING 7,500 SQUARE FEET OR 0.17 ACRE, MORE OR LESS.

THE ABOVE LEGAL DESCRIPTION WAS OBTAINED FROM CRAWFORD LAND SURVEYORS, P.C. ACCORDING TO A SURVEY DATED JUNE 28, 2000 BY WILLIAM C. COCKRILL, TENN. R.L.S. NO. 1401.

SEE ALSO DECLARATION OF COVENANTS AND RESTRICTIONS OF RECORD IN INSTRUMENT NO. 20020530-0065486 IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

Being conveyed to **TENNESSEE HOUSING DEVELOPMENT AGENCY** by Substitute Trustee's Deed from **J. PHILLIP JONES,** Substitute Trustee, of record in **INSTRUMENT NO. 20130719-0075183** in the Register's Office for **DAVIDSON** County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS 2841 OLD MATTHEWS ROAD, NASHVILLE, TENNESSEE 37207 (A/K/A 2841 OLD MATHEWS RD., NASHVILLE, TN 37207).

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 28th day of August, 2013.

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

BY: _____
Ashley N. James

Title: **Assistant Vice President**

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

Before me a Notary Public, in and for said state and county, personally appeared **Ashley N. 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 28th Day of August, 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 $ **56,550.00**
THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT IS A TAX EXEMPT AGENCY.

Aaron Pavlen
Affiant

Subscribed and sworn to before me, this the 3rd day of September, 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