BILL GARRETT, Davidson County
Trans:T20140022143 DEEDWARR
Recvd: 04/02/14 12:28 2 pgs
Fees:13.00 Taxes:292.30
20140402-0027343

Prepared by:
Realty Title & Escrow Company, Inc.
1139 NW Broad St Suite 101
Murfreesboro, TN 37129

MELANIE HARPER
STATE OF TENNESSEE NOTARY PUBLIC
County of Rutherford

State Of Tennessee
County Of Rutherford

The actual consideration or value, whichever is greater, for this transfer is $79,000.00

Affiant

Subscribed and sworn to before me this ___ day of March, 2014.

Notary Public
My commission expires: 1/19/15

13-1403-132116

Address of New Owner:	Send Tax Bills to:	Tax-Information
Zam P. Thang 5017 Packard Drive Nashville TN 37211	Peoples Home Equity, Inc. 5205 Maryland Way Ste 100 Brentwood, TN 37027	148-13-0-163.00

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Secretary of Housing and Urban Development**, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer and convey to **Zam P. Thang and Niang Man, husband and wife**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land in Davidson County, Tennessee, being Lot No. 74, on the Plan of Fairlane Park, of record in Book 2331, Page 108, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Howard Parman, unmarried by deed from Paul Jacob Huffer, unmarried, dated May 15, 2007, recorded May 16, 2007, of record in Instrument No. 20070516-0058554, Register's Office for Davidson County, Tennessee. The said Howard Parman having since died intestate on November 6, 2011, and his estate was probated in the Seventh Circuit Court (Probate Division) of Davidson County, Tennessee, Probate No. 12P-389.

Further being the same property conveyed to Brandie Lynn Nava by Quitclaim Deed from Brandie Lynn Nava, as Administratrix of the Estate of Howard W. Parman and individually, dated September 11, 2012, recorded September 11, 2012, of record in Instrument No. 20120911-0082527, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Tennessee Housing Development Agency by Substitute Trustee's Deed from J. Phillip Jones, as Substitute Trustee, dated October 4, 2013, recorded October 8, 2013, of record in Instrument No. 20131008-0105416, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Secretary of Housing and Urban Development by Warranty Deed from Tennessee Housing Development Agency, dated November 13, 2013, recorded January 31, 2014, of record in Instrument No. 20140131-0008652, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 5017 Packard Drive, Nashville, TN 37211

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantor covenants with Grantees that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor does further covenant and bind itself, its heirs,

successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 25 day of March, 2014.

Secretary of Housing and Urban Development

By: _____

its

State Of GA
County Of Fulton

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Aaron Tirrito, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the President of Secretary of Housing and Urban, the within named bargainor, and that he is authorized by Secretary of Housing and Urban to execute this instrument on its behalf.

Witness my hand in Fulton, GA, this 25 day of March, 2014.

_____
Notary Public

My Commission expires

NICHOLAUS A. RICE
FULTON COUNTY, GEORGIA
NOTARY PUBLIC
MY COMMISSION EXPIRES
FEBRUARY 7TH, 2015