PREPARED BY
RCO Legal, P.S.
1587 Northeast Expressway
Atlanta, Georgia 30329

RETURNED TO:
PRIORITY TRUSTEE SERVICES OF TN, LLC
Substitute Trustee
1587 Northeast Expressway
Atlanta, Georgia 30329
PHONE: 770-234-9181
FAX: 770-234-9192

Davidson County DEEDWARRSP
Recvd: 04/23/14 10:41 4 pgs
Fees:22.00 Taxes:0.00
20140423-0034090

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on 19th day of December, 2013, by and between:

Franklin American Mortgage Company, party of the first part, and, **Secretary of Housing and Urban Development,** party of the second part located at Secretary of Housing and Urban Development of Washington, D.C., its successors and assigns, c/o Atlanta Homeownership Center, Five Point Plaza, 40 Marietta Street, Atlanta, GA 30303-2806.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell convey and confirm unto the said party of the second part the following real estate, situated and being in the County of Davidson, State of Tennessee:

Tract or Parcel located in the City of Madison, County of Davidson, State of Tennessee, and described, to wit: westerly 300 feet of Lot 12 Map of the Re-subdivision of Lots 2 to 6 inclusive in the subdivision of Lot Number 27 and part of Lot Number 29 of the Dixie Pure Food Subdivision at Amqui, filed in Book 843, page 66, Register's Office for Davidson County, Tennessee.

Jesse Lee Lovingood and Jesse L. Lovingood being one and the same person.

Being the same property conveyed to Grantors herein from Priority Trustee Services of TN, LLC, Substitute Trustee, as shown in Substitute Trustee's Deed at Instrument No. 20131226-0129791, in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereaditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or successors and assigns in fee simple forever.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, the undersigned **Franklin American Mortgage Company**, has caused this instrument to be executed by its duly authorized officer and agent the day and year first above written.

Franklin American Mortgage Company

BY: _____ 4/15/14
Jennifer Dobron

TITLE: Vice President & Assistant Secretary

STATE OF New Jersey

COUNTY OF Mercer

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Jennifer Dobron, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President & Assist. Sect. of **Franklin American Mortgage Company,** the within named bargainor, and as such officer being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer.

WITNESS my hand and Notarial Seal at office this 15 day of April, 2014.

_____
Notary Public

My Commission Expires: Feb. 11, 2019

EVELYN DE LEON
NOTARY PUBLIC
STATE OF NEW JERSEY
My Commission Expires 02-11-2019
ID #2442945

File No.: 1904012

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File No.: 1904012
Loan Number: 0037904182
Property Address: 1134 Pierce Rd, , Madison, TN 37115
Tax Parcel ID No.: 043-02-0-028.00

Mail Tax Notices To and Property Owner:

Secretary of Housing and Urban Development
Secretary of Housing and Urban Development of Washington, D.C., its successors and assigns
c/o Michaelson, Connor and Boul
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

I, or we, swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 25 day of April 2014

Notary Public

My Commission Expires: 11/18/14

BEVERLY STROUD
NOTARY
Evans
County
Georgia
NOTARY PUBLIC
DeKalb COUNTY

True Copy Certification

I, Shamiko Hails, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature _____

State of **Georgia**
County of **DeKalb**

Personally appeared before me, Beverly Stroud, a notary public for this county and state, Shamiko Hails who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

_____
Notary's Signature
My Commission Expires: 11/18/14
Notary' Seal (if on paper)

