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: 05/16/14 11:24	4 pgs
Fees:22.00 Taxes:0.00	
20140516-0042240	

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on 27th day of March, 2014, by and between:

PNC Bank, National Association, 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:

Certain property in Davidson County, TN, described as Lot No. 141 of Woodridge at Nashboro Village, a Horizontal Property Regime located on Flintlock Count in Davidson County, TN, together with easements as shown on the plat of Woodridge at Nashboro Village, Nashboro Village- Tract 11, recorded at Instrument No. 20021120-0143949, said Register's Office, and described in a Declaration of Covenants, Conditions & Restrictions as recorded in Book 4827, Page 14, as amended in Book 5469, Page 840, Book 7751, Page 907, Instrument No. 20021104-0134724 and Instrument No. 20030610-0080281, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Woodridge at Nashboro Village, contained in the Declaration of Covenants, Conditions & Restrictions of record in Book 4827, Page 14, as amended in Book 5469, Page 840, Book 7751, Page 907, Instrument No. 20021104-0134724 and Instrument No. 20030610-0080281 and By-Laws appended thereto, recorded in Instrument No. 20021106-0136459, Register's Office for Davidson County, TN, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Deborah Long, unmarried, by deed from Beazer Homes Corp. d/b/a Phillips Builders, of record in Book 20030930-, Page 0144131, Register's Office for Davidson County, TN.

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. 20140410-0030025, 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 **PNC Bank, National Association**, has caused this instrument to be executed by its duly authorized signor and agent the day and year first above written.

PNC Bank, National Association

BY: _____ Authorized Signer Kelli Peterson

TITLE: _____

STATE OF Ohio

COUNTY OF Montgomery

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Kelli Peterson, 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 Authorized Signer of **PNC Bank, National Association,** the within named bargainor, and as such ~~officer~~ Authorized Signer mq being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the association by himself or herself as such ~~officer~~. Authorized Signer mq

WITNESS my hand and Notarial Seal at office this 28th day of April, 2014.

Janice M. Grill
Notary Public

My Commission Expires: April 5, 2017

JANICE M. GRILL, NOTARY PUBLIC
COMM. EXP. APRIL 05, 2017
STATE OF OHIO

File No.: 1R148114

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File No.: **1R148114**
Loan Number: **0002432248**
Property Address: **686 Flintlock Court, , Nashville, TN 37217**
Tax Parcel ID No.: **135160B141000C0**

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 $ 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 _____day of _____,

_____
Notary Public

My Commission Expires:_____

File 1R148114 Deborah Long

True Copy Certification

I, Lamica Carter, do hereby make oath that I am a licensed attorney and/or 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 the law.

Signature

State of **Georgia**

County of **DeKalb**

Personally appeared before me, Beverly Stroud, a notary public for this county and state, Lamica Carter 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):

BEVERLY STROUD NOTARY PUBLIC DEKALB COUNTY GEORGIA EXPIRES NOV. 18, 2014