Davidson County DEEDWARR
Recvd: 08/25/14 11:55 3 pgs
Fees:18.00 Taxes:277.50
20140825-0077263

CASH DEED FOR TENNESSEE

FHA Case No. 483-330055

Prepared by & Return to: Memorial Title, LLC
2630 Memorial Blvd., Ste 203
Murfreesboro, TN 37129

This Indenture, made and entered into this 22 day of August, 2014, by and between Shaun Donovan, The Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and Thomas Duane Cantrell, unmarried, part(ies) of the second part

Witnesseth: That for and in consideration of the sum of Ten Dollars ($10.00), the receipt 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(ies) of the second part, the following described real estate situate, lying and being in the County of Davidson, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being all of Lot No. 12, on the plat of Airdrie Subdivision "A", of record in Plat Book 547, Page 10, said Register's Office, reference to which is hereby made for a more complete description of said lot.

Property Address: 204 Antioch Pike, Nashville, TN 37211

Owner's Name: Thomas Duane Cantrell

Owner's Address: 204 Antioch Pike, Nashville, TN 37211

Mail Tax Bill to: Prospect Mortgage, LLC, a Limited Liability Company
15301 Ventura Blvd., Suite D300, Sherman Oaks, CA 91403

Parcel No.: 13302018200

THIS DEED IS NOT TO BE IN EFFECT UNTIL: August 22, 2014.

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended, (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), by deed dated October 29, 2013, and recorded at Instrument No. 20140319002 2638 in the Register's Office of Davidson County, Tennessee.

To Have and to Hold the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party(ies) of the second part, his/her/their heirs and assigns in fee simple forever.

Said Conveyance is made subject to all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above described property; also **Subject** to any state of facts with and accurate survey of said property would show.

And the Said party of the first part does hereby covenant with the said party(ies) of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he/she has a good right to sell and convey the same; that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons, claiming same, by, through or under him but no further or otherwise.

In Witness Whereof the undersigned has set his/her hand and seal as a principal and/or officer of HomeTelos, LP, Asset Manger of the U.S. Department of Housing and Urban Development, for and on behalf of of the Secretary of Housing and Urban Development, under the redelegation of authority published at 70 Fed. Reg. 43, 171 (July 26, 2005).

Signed, sealed and delivered in the presence of:

The Secretary of Housing and Urban Development of Washington, D.C., and/or his/her successors and/or assigns
By: HomeTelos, LP as Asset Manager
Contractor for C-OPC-23632

By: _____
Authorized Signatory
For HUD By: Ron Hutchison
Ron Hutchison, Senior Project Manager

State of Tennessee
County of Davidson

On the 22nd day of August, 2014, before me the undersigned Notary Public of the State and County aforesaid, appeared RON HUTCHISON with whom I am personally acquainted, or proved to me to be on the basis of satisfactory proof, and who, upon oath, acknowledged himself/herself to be a authorized signatory of HomeTelos, LP, said company being an authorized signatory for the Secretary of Housing and Urban Development, the within named bargainor, and that he/she as such authorized signatory being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as an authorized signatory.

My Commission Expires: 7/8/18

Notary Public

CHRISTIE PERRY
STATE
OF
TENNESSEE
NOTARY
PUBLIC
RUTHERFORD COUNTY

State of Tennessee
County of Rutherford

I, or we, hereby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $75,000.00, 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 22nd day of August, 2014.

My Commission Expires: 5/23/16

(Seal)
Notary Public Carol M. Holmes

Carol M Holmes
State
Of
Tennessee
Notary
Public
County of Rutherford

True Copy Certification

I, Carol M. Holmes, 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.

Carol M. Holmes

State of Tennessee)
County of Rutherford)

Personally appeared before me, Sasha Knowles, a notary public for this county and state, Carol M. Holmes, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sasha Knowles, Notary Public

My Commission Expires: 7/11/17

Notary Seal

