BILL GARRETT, Davidson County
Trans:T20140084843 DEEDWARR
Recvd: 11/10/14 12:45 2 pgs
Fees:13.00 Taxes:310.80
20141110-0103617

CASH DEED FOR TENNESSEE

FHA Case No. 483-399616

Prepared by & Return to: Metropolitan Escrow, Inc.
217 Pineway Drive
Nashville, TN 37217

This Indenture, made and entered into this 4 day of November, 2014, by and between Julian Castro, The Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and Christopher Roberts, an unmarried man, and Jackie Fischer, an unmarried woman,* their heirs and assigns, party(ies) of the second part,

*** as tenants in common with right of survivorship**

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 Davidson, State of Tennessee, to wit:

BEING:
LAND in Davidson County, Tennessee, being Unit 348, Hamilton Crossings Townhomes, a Planned Unit Development, described in Instrument Number 20040212-0016945, as amended in Instrument Number 20050310-0028734, and as amended in Instrument No. 20060206-0014793, said Register's Office, of which reference is herein made for a more complete legal description.

Property Address: 3001 Hamilton Church; Unit 348
Antioch, TN 37013

Owner's Name: Christopher Roberts and Jackie Fischer

Owner's Address: 3001 Hamilton Church; Unit 348
Antioch, TN 37013

Mail Tax Bill to: Regions Bank d/b/a Regions Mortgage
2050 Parkway Office Circle
Birmingham, AL 35244

Parcel No.: 163040A34800

THIS DEED IS NOT TO BE IN EFFECT UNTIL: November 6, 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 U.S.C. 1701 et. seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), and being the same property conveyed to The Secretary of Housing and Urban Development by Trustee's Deed dated June 13, 2014, and recorded July 31, 2014, from Wilson & Associates, PLLC, Successor Trustee, of record in Instrument 20140731-0068120, 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 which an 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/she is lawfully seized in fee of the afore described real estate; that he/she has a good right to sell and convey the same; that the title and quiet possession thereto he/she will warrant and forever defend against the lawful claims of all persons, claiming same, by, through or under him/her 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 Manager of the U. S. Department of Housing and Urban Development, for and on behalf 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-OFC-23632

By: _____
Authorized Signatory
William Johnson, Closing Manager

State of Tennessee
County of Davidson

On the 4 day of November, 2014, before me the undersigned Notary Public of the State and County aforesaid, appeared William Johnson, 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 an authorized signatory of HomeTelos, LP, said company being an authorized signatory for the Secretary of Housing and Urban Development, the within named bargainer, 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: 7/8/2018

_____
Notary Public

CHRISTIE PERRY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

State of Tennessee
County of Davidson

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 $84,000.00, 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 6th day of November, 2014.

My commission expires: 5/5/15

_____
Notary Public

JAMIE C. POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.