BILL GARRETT, Davidson County
Trans:T20150004477 DEEDQC
Recvd: 01/20/15 09:23 3 pgs
Fees:17.00 Taxes:0.00
20150120-0005228

This instrument prepared by and return to:
Corinna Auau
Michaelson, Connor & Boul
5312 Bolsa Ave, Suite 200
Huntington Beach, CA 92649
714-230-3600 ext 1116
FHA Case # 483-337830

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the **Secretary of Housing and Urban Development,** whose mailing address is **451 7th Street S.W. Washington D.C. 20410**, for and in consideration of TEN and no/100 ($10.00) Dollars, does hereby bargain, sell, release, remise, quit claim and convey unto **SunTrust Mortgage, Inc.** all their interest in and to the following described real estate located in **Davidson County**, State of Tennessee to wit:

See Attached Exhibit 'A': Legal Description

Being the same property conveyed to the Secretary of Housing and Urban Development by virtue of Trustee's Deed recorded 08/12/2014 instrument # 20140812-0072526, among the records of the Register's Office for Davidson County, Tennessee.

Commonly Known As: 2509 Old Matthews Road, Nashville, TN 37207
Tax Parcel No: 071010134-00

IN TESTIMONY WHEREOF I/we have hereunto set my/our hand(s) this 13 day of January, 2015

The Secretary of Housing and Urban Development of Washington, D.C.
H/Her successors and/or assigns

KERRY NETERER
By Delegation of Authority Published in the Federal Register, Doc. No.: FR-4837-D-57

ACKNOWLEDGEMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of CALIFORNIA) ss
County of ORANGE

On this 13 day of January, 2015,

Before me, GERALYN ANN GAES, personally appeared **KERRY NETERER,** who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies)*, and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Geralyn Ann Gaes **(Notary Seal)**

GERALYN ANN GAES
Commission # 1942609
Notary Public - California
Orange County
My Comm. Expires Jun 30, 2015

FORM FOR OATH

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is **$10.00** and that this transaction is exempt from all Transfer Taxes.

Kerry Neterer
By Delegation of Authority Published in the Federal Register, Doc. No.: FR-4837-D-57

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Signature Geralyn Ann Gaes **(Notary Seal)**

GERALYN ANN GAES
Commission # 1942609
Notary Public - California
Orange County
My Comm. Expires Jun 30, 2015

Property Owner or Agency Responsible for Payment of Taxes:
Suntrust Mortgage Inc.
901 Semmes Avenue
Richmond, VA 23224-2270

Exhibit 'A': Legal Description

Land in Davidson County, Tennessee, being Lot No. 55, on the plan of Trinity Hills Village, Section One, First Addition, of record in Book 4175, Page 92, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.