BILL GARRETT, Davidson County
Trans:T20150054869 DEEDWARRSP
Recvd: 07/08/15 08:32 2 pgs
Fees:12.00 Taxes:0.00
20150708-0065929

THIS INSTRUMENT PREPARED BY:
WEISS SPICER CASH, PLLC
Attorneys at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296
WSC #1701-119839-FC

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 13 day of March, 2015 by and between Bank of America, N.A., hereinafter called Grantor, and, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT OF WASHINGTON, DC, his successors and assigns, hereinafter called Grantee,

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 70 on the Plan of McMurray Hills Subdivision, as of record in Plat Book 3700, page 5, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed by Substitute Trustee's Deed of record in Register's Instrument No. 20150302-0017623 Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

1701-119839-FC
Property Address: 490 Ellenwood Drive, Nashville, TN 37211-0000

IN WITNESS WHEREOF, the above named entity grantor has caused this instrument to be executed by and through its duly authorized officers, this 13 day of March, 2015.

Bank of America, N.A.

BY: 3-13-15
Kayla Marie Dennis
Assistant Vice President (AVP)

STATE OF Pennsylvania
COUNTY OF Allegheny

Before me, the undersigned Notary Public in and for said County and State, personally appeared Kayla Marie Dennis with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged such person to be the AVP, of Bank of America, N.A., the within named entity, and that such AVP executed and delivered the foregoing instrument for the purpose therein contained, by personally signing the name of the entity as AVP.

Witness my hand and Official Seal at office this 13 day of March, 2015.

Notary Public

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Christopher J Kopp, Notary Public
South Fayette Township, Allegheny County
My Commission Expires June 27, 2016

My Commission Expires:
June 27 2016

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Property Address: 490 Ellenwood Drive, Nashville, TN 37211-0000
Parcel # 16102 0 038.00

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES
Mail Tax Bill to:
Department of HUD
c/o Michaelson, Connor & Boul
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108-1837

STATE OF TENNESSEE
COUNTY OF SHELBY
The actual consideration or true value,
whichever is greater, for this transfer is $****EXEMPT****

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19th DAY OF March, 2015.

Kimberly Teague
Notary Public
My Commission Expires: 5-7-2018

KIMBERLY TEAGUE
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
My Commission Expires 05-07-2018

Special Warranty Deed/Rebecca Anderson