This Instrument Prepared By:
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Davidson County DEEDWARRSP
Recvd: 08/05/15 15:25 3 pgs
Fees:17.00 Taxes:0.00
20150805-0078129

RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR
Wells Fargo Bank, NA

GRANTEE
The Secretary of Housing and Urban Development, his/her successors and/or assigns

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That, Wells Fargo Bank, N.A., a national association organized under and by virtue of the laws of the United States ("Grantor"), by its Vice President Loan Documentation and its Vice President Loan Documentation, duly authorized by proper resolution of its Board of Directors, for the consideration of the sum of Ten Dollars ($10.00), in hand paid by The Secretary of Housing and Urban Development, his/her successors and/or assigns ("Grantee"), c/o Michaelson, Connor & Boul, 4400 Will Rogers Parkway, Suite 300, Oklahoma City, OK 73108, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, and convey unto the said Grantee, and unto their successors and/or assigns forever, the following-described lands, situated in Davidson County, TN, to wit:

Being Lot No. 26, on the Plan of First Revision, Williams Valley PUD, of record in Instrument 20010201-0009794, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

More commonly known as: 121 Williams Valley Court, Madison, TN 37115-7608

Being the same property conveyed to Wells Fargo Bank, NA by Trustee's Deed recorded April 20,2015, as Instrument No. 20150420-0034600, Register's Office for Davidson County, Tennessee.

Tax Parcel No.: 042-12B-026.00

TO HAVE AND TO HOLD the same unto the said Grantee, and unto its successors and assigns, forever with all appurtenances thereunto belonging. And Wells Fargo Bank, N.A. hereby covenants with the said Grantee that it will forever warrant and defend the title to said lands against any and all claims and encumbrances done or suffered by it, but against none other.

IN TESTIMONY WHEREOF, the name of Wells Fargo Bank, N.A. is hereunto affixed by its Vice President Loan Documentation and its Vice President Loan Documentation, this 8th day of May, 2015.

Wells Fargo Bank, N.A.

By: _____
Nicole Sadler
Vice President Loan Documentation
Wells Fargo Bank, N.A.
05/08/2015

ATTEST:

By: _____
Allen Karee Lowery
Vice President Loan Documentation
Wells Fargo Bank, N.A.
05/08/2015

State of South Carolina
County of York

The foregoing instrument was acknowledged before me this 8th day of May, 2015 by Nicole Sadler, Vice President Loan Documentation and Allen Karee Lowery, Vice President Loan Documentation; on behalf of Wells Fargo Bank, N.A., a national banking association. Nicole Sadler and Allen Karee Lowery [ ] is personally known to me or [X] produced satisfactory evidence of identification.

_____
Notary Public

SHERYL L. HENNIKA
NOTARY PUBLIC
State of South Carolina
My Commission Expires
September 01, 2016

My commission expires 09/01/2016

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $82,140.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes.

_____

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Heather Martin-Herron, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in Little Rock this 19 day of May, 2015.

_____
Notary Public

My Commission Expires: 7/12/2024

TANISHA DAVIS
JEFFERSON COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires July 12, 2024
Commission # 12399735

Grantee's Address:
Secretary of Housing and Urban Development
c/o Michaelson, Connor & Boul
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

Tax Parcel No. 042-12B-026.00

W&A No. 127417
Wells Fargo Bank, N.A.
Special Warranty Deed

True Copy Certification

I, Millicent Garrett, 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.

Millicent Garrett
Signature

State of ARKANSAS

County of PULASKI

Personally appeared before me, Tanisha Davis, a notary public for this county and state, Millicent Garrett 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: 7/12/2024
Notary' Seal (if on paper)

TANISHA DAVIS
JEFFERSON COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires July 12, 2024
Commission # 12399735