BILL GARRETT, Davidson County
Trans:T20150082353 DEEDWARR
Recvd: 09/28/15 13:34 2 pgs
Fees:13.00 Taxes:555.00
20150928-0098272

CASH DEED FOR TENNESSEE

FHA Case No. 483-357286

Prepared by & Return to: Broker Title & Escrow, LLC
1404 17th Avenue South
Nashville ,TN 37212
483-357286

This Indenture, made and entered into this 15 day of Sept, 2015, by and between Julián Castro, The Secretary of Housing and Urban Development of Washington, D.C., or his successors, party of the first part, and **Jessica Lyn Davy, an unmarried woman**, 5807 Avalon Court, Nashville, TN 37076, his/her/their/its heirs and assigns, party(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 County, State of Tennessee, to wit:

Being Lot 118, PHASE II, SECTION 2, FINAL PLAT FARMINGHAM WOODS, as shown on plat of record in Plat Book 7900, Page 424, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Trustee's Deed from Wilson & Associates, PLLC, Successor Trustee to The Secretary of Housing and Urban Development, as recorded on the 4th day of June, 2015 in Instrument No. 20150604-0052528 and Deed from Sean Eugene Tormey Clare and wife, Karen Clare to Kevin O. Perry and wife, Allana C. Perry, as recorded on the 5th day of July, 2005 in Instrument No. 20050705-0076655, in the Register's Office of Davidson County, Tennessee.

Property Address:
5807 Avalon Court
Nashville, TN 37076

Jessica Lyn Davy

5807 Avalon Court
Mount Juliet, TN
37076

Mail Tax Bill to:
Peoples Home
Equity, Inc.
2 Maryland Way, Suite
100
Brentwood, TN 37027

Parcel No.: 087-05-
0A-090.00

THIS DEED IS NOT TO BE IN EFFECT UNTIL:

Being the same property acquired by the Secretary of Housing and Urban Development 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 et. seq.) by Substitute Trustee's Deed dated June 4, 2015, and recorded at Instrument No.20150604-0052528 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 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 **PEMCO Limited**, 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 77 Fed. Reg. 37252, Page 37258 (June 20, 2012.)

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: **PEMCO Limited**

By: _____

Its: Authorized Signatory

State of **Georgia**
County of ~~**Fulton**~~ Cobb

On the 14 day of Sept, 2015, before me the undersigned Notary Public of the State and County aforesaid, appeared Jonathan Quaco 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 **PEMCO Limited** 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 company by himself/herself as an authorized signatory and for said company on behalf of the **Secretary of Housing and Urban Development**.

My Commission Expires: _____

_____
Notary Public

STATE OF GEORGIA
SHARON LEE
NOTARY PUBLIC
COBB COUNTY, GEORGIA
MY COMMISSION EXPIRES
JANUARY 21, 2019

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 **$150,000.00**, 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 3rd day of July, 2013.

My Commission Expires: _____

GREG FAIRBETTER
STATE
TENNESSEE
NOTARY
PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 6, 2017

_____ (Seal)
Notary Public
