BILL GARRETT, Davidson County
Trans:T20150085976 DEEDWARR
Recvd: 10/08/15 12:52 2 pgs
Fees:13.00 Taxes:451.77
20151008-0102823

CASH DEED FOR TENNESSEE

FHA Case No: 483-357893

Prepared by & Return to: Realty Title & Escrow
1285 N. Mt. Juliet Road
Mt. Juliet, TN 37122

This Indenture, made and entered into this 6th day of October, 20 2015, by and between Julian Castro, The Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and Maxim Terekhov, a single man, 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, State of Tennessee, to wit:

Being: Land in Davidson County, Tennessee, being Unit No. 296, on the Plan of Phase Two, Nashboro Village at Fairway Pointe, Tract 21, of record in Book 4660, Page 159, and as shown on the Amendment to Declaration of Covenants, Conditions, and Restrictions of record in Instrument No. 20050222-0018814, now included in the Horizontal Property Regime, Private Element, Nashboro-Point, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Property Address: 2526 Nashboro Boulevard
Nashville, TN 37217

Owner's Name: Maxime Terekhov

Owner's Address: 2749 Pepperdine Drive
Murfreesboro, TN 37128

Mail Tax Bill to: New Owner @ Owner's Address

Parcel No.: 135-12-0-E-296.00 CO

THIS DEED IS NOT TO BE IN EFFECT UNTIL: 10/6/2015

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), by deed dated 6/2/2015, and recorded at Instrument # 20150608-0053231 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 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 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 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
Home Telos, LP as Asset Manager
Contractor for C-OPC-23632
By: _____
Authorized Signatory
For HUD by:
Ron Hutchison, Senior Project Manager

State of Tennessee
County of Davidson

On the 2 day of October, 2015, before me the undersigned Notary Public of the State and County aforesaid, appeared RON HUTCHISON 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 HomeTelos, LP, said company being an authorized signatory for the Secretary of Housing and Urban Development, the within named bargainers, 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: 3-10-2019

Stacy R. Flynn
Notary Public

STACY R. FLYNN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-10-2019

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 $ 122,101.00, 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 6 day of October, 2015.

My Commission Expires: 12-27-17

(Seal)

Notary Public

KATHLEEN A. TOMLINSON
NOTARY PUBLIC
AT LARGE
WILSON CO. TENN.