NEW OWNER:
JAMES GREEN
720 BLUE BRICK PLACE
HERMITAGE, TN 37076

SEND TAX BILLS TO:
HOMETOWN LENDERS, LLC
310 THE BRIDGE ST, 4TH FL-STE A
HUNTSVILLE, TN 35806

Map & Parcel
064-12-A-720.00

THIS INSTRUMENT PREPARED BY:

Rochelle, McCulloch & Aulds, P.L.L.C.
Attorneys at Law
109 North Castle Heights Ave.
Lebanon, TN 37087
FILE NO: 15-1376

Space for Recorder's Stamp

BILL GARRETT, Davidson County
Trans:T20150099896 DEEDWARRSP
Recvd: 11/24/15 11:12 3 pgs
Fees:18.00 Taxes:499.50
20151124-0119064

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **One Hundred Thirty Five Thousand and 00/100 Dollars ($135,000.00)** cash in hand paid, the receipt of which is hereby acknowledged, **SECRETARY OF HOUSING AND URBAN DEVELOPMENT** ("Grantor") has this day bargained and sold and by these presents does hereby transfer and convey unto **JAMES GREEN and REBECCA WEIS, husband and wife,** ("Grantee"), their heirs and assigns, forever, the following tract or parcel of land, situated and lying in **DAVIDSON** County, Tennessee, bound and described as follows, to-wit:

A certain condominium apartment in DAVIDSON County, Tennessee, being Unit No. 720, of Fox Run Condominiums, Second Revision- Part of Sec. 2 and First Revision- Part of Sec. 1, as of record in Book 6250, Page 118, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description of said unit.

Being the same property conveyed to SECRETARY OF HOUSING AND URBAN DEVELOPMENT by Special Warranty Deed from Wells Fargo Bank, N.A., dated July 1, 2015, and of record in Instrument No. 20150806-0078284, Register's Office for DAVIDSON County, Tennessee.

This description is the same as in the prior deed.

This is not the principal residence of the Grantor.

THIS IS IMPROVED PROPERTY which has the address of **720 BLUE BRICK PLACE, HERMITAGE, TN 37076**.

TO HAVE AND TO HOLD said property, together with any and all appurtenances and improvements thereunto, belonging to the said Grantee, their heirs and assigns, in fee simple, forever.

GRANTOR covenants with said Grantee that Grantor is lawfully seized and possessed of said property; that Grantor has a good and lawful right to make this conveyance; that the same is free, clear and unencumbered, except as noted herein; and Grantor will forever warrant and defend the title thereto against the lawful claims of all persons claiming through and under Grantors, **BUT NOT FURTHER OR OTHERWISE.**

THIS CONVEYANCE is made subject to all visible easements, rights-of-way and matters shown on the plat of record at Plat Book 6250, Page 118, and any and all restrictions, existing roadways, easements and rights-of-way of record.

POSSESSION shall be given date of deed.

PROPERTY TAXES for the current year shall be prorated as of date of deed.

WITNESS MY SIGNATURE hereto this 18 day of November, 2015.

SECRETARY OF HOUSING AND URBAN DEVELOPMENT

By: _____

Its: Delgate

STATE OF GA

COUNTY OF Cobb

Personally appeared before me, the undersigned authority, a notary public in and for the state and county aforesaid, Jonathan Quao, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he/she is the Delegate of **SECRETARY OF HOUSING AND URBAN DEVELOPMENT**, the within-named bargainor, and as such authorized officer, being given the authority to so do, executed the within instrument on behalf of the corporation by signing its name as such authorized officer.

WITNESS my hand and official seal at office this 18 day of November, 2015.

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

NOTARY PUBLIC

My commission expires:

****

The actual consideration or value, whichever is greater, for this transfer is **$135,00.00.**

Janel Johnson
AFFIANT

Sworn to and subscribed to before me this 20th day of November, 2015.

NOTARY PUBLIC

My commission expires: _____

MATTHEW H. RYAN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY
MY COMM. EXP. 6-26-2018

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