BILL GARRETT, Davidson County
Trans:T20150108918 DEEDWARR
Recvd: 12/28/15 10:56 2 pgs
Fees:13.00 Taxes:392.20
20151228-0129775

CASH DEED FOR TENNESSEE

Prepared by & Return to: Parthenon Title Agency, LLC
85 White Bridge Road
Nashville, TN 37205

Case # 483-520998

This Indenture, made and entered into this 15 day of December, 2015, by and between Julian Castro, The Secretary of Housing and Urban Development of Washington, D.C., or his successors, party of the first part, and Jewell Darnell Emler 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, State of Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot No. 110 on the Plan of Oakwood Terrace, Section Two, as of record in Plat Book 4460, page 118 and 119, 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 to The Secretary of Housing and Urban Development, its successors and assigns, by Trustee's Deed, dated 02/24/2014, of record in Instrument Number 20150914-0092741, Register's Office for Davidson County, Tennessee.

Property Address: 4560 Xavier Drive, Antioch, Tennessee ,37013

Owner's Name: Jewil Darnell Emler

Owner's Address: 4560 Xavier Drive, Antioch, Tennessee ,37013

Mail Tax Bill to: ***4560 Xavier Drive, Antioch, Tennessee ,37013***

Parcel No.: 148-8-134

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 January 21, 2014, and recorded at Instrument No. 20140711-0061418 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 **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 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: ~~HomeTelos, LP~~ HomeTelos, LP as Asset Manager Contractor for C-OPC-23632

By: ~~or HUD by:~~ _____

Its: Authorized Signatory William Johnson, Closing Manager

State of ~~Georgia~~ Tennessee
County of ~~Fulton~~ Davidson

On the 10th day of December, 2015, before me the undersigned Notary Public of the State and County aforesaid, appeared William Johnson 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 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: 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 **$106,000.00**, 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 15 day of December, 2015

My Commission Expires: 11/05/2018

Notary Public (seal)

KRISTA LEIGH HIGHERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON