File #13-03206

Davidson County DEEDWARRSP
Recvd: 05/27/16 08:30 5 pgs
Fees:27.00 Taxes:0.00
20160527-0053426

Prepared By and Return to:
Patrick Taggart, Esq.
McCurdy & Candler, L.L.C.
3525 Piedmont Road NE
Building 6, Suite 700
Atlanta, GA 30305

Mail Tax Notices to and Property Owner:
Secretary, Department of Housing & Urban Development of Washington, D.C.
c/o Michaelson, Connor and Boul
4400 Will Rogers Parkway, Suite 300
Oklahoma City, OK 73108

No Tax—federal governmental agency. 42 U.S.C. §3532.

SPECIAL WARRANTY DEED

STATE OF FLORIDA
COUNTY OF DUVAL

THIS INDENTURE made on June 6, 2014, between JPMorgan Chase Bank, National Association, as Grantor and the Secretary of Housing & Urban Development, its successors and assigns, whose address is 4400 Will Rogers Parkway, Suite 300, Oklahoma City, OK 73108, the Grantee.

WITNESSETH: That Grantor for and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS, in hand paid at and before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant, bargain, sell and convey unto Grantee the property described in Exhibit "A".

TO HAVE AND TO HOLD the said tract of land, with all and singular the rights, members and appurtenances thereof, to the same being belonging, or in any wise appertaining, to the only proper use, benefit and behoof of the said Grantee, Grantee's heirs and assigns, forever, in Fee Simple.

AND THE SAID Grantor, for Grantor, Grantor's heirs, executors, administrators, successors and assigns will warrant and forever defend the right and title to the above-described property, unto the said Grantee, Grantee's heirs, successors and assigns, against the lawful claim of all persons claiming by, through or under the Grantor.

IN WITNESS WHEREOF, the said Grantor has executed the indenture under seal the day and year first above written.

File #13-03206

JPMorgan Chase Bank, National Association

BY: Theresa D. Grant 6-6-14
Name: Theresa D. Grant
Title: Vice President

STATE OF FLORIDA

COUNTY OF DUVAL

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Theresa D. Grant with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged herself/himself to be the Vice President of JPMorgan Chase Bank, National Association, the within named bargainor, and as such being duly authorized to do so, executed the foregoing instrument for the purpose therein contained by signing for and in behalf of the above named company.

Witness my hand and seal this 6 day of June, 2014.

AMANDA WELCH
MY COMMISSION #FF091443
EXPIRES February 10, 2018
(407) 398-0153 FloridaNotaryService.com

Amanda Welch
Amanda Welch 6-6-14
Notary Public
Notary Public State of Florida
My commission expires: 02-10-18

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 128 on the Plan of Windhaven Shores, of record in Instrument No. 20030219-0021779, Registers Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Daniel P. Lunn and Joseph Patrick Netherton by Deed being record in, Instrument 20040129-0011062, said Registers Office.

Parcel Id No.: 150-16-0A-045.00

Being the same property conveyed to Grantor by Deed recorded May 27, 2014, as Instrument No. 20140527-0045106, in the Register's Office for Davidson County, Tennessee.

BOOK 0131 PAGE 0533

~~BOOK 0127 PAGE 0620~~

SCHEDULE "A"

ALL that certain lot, piece or parcel of land, with all improvements thereon and appurtenances thereto belonging, lying and being in the City of Richmond, Virginia, all as shown on the following plat, a copy of which is attached hereto and made a part hereof, to which plat reference is hereby made for a more particular description of the property hereby conveyed:

Survey made by:	A. G. Harocopos & Associates, P.C., Certified Land Surveyor and Consultant
Dated:	May 18, 1987
Entitled:	Survey of Lot 20 & a Portion of Lot 19, Block 28, Mason Park, Richmond, Virginia

BEING the same real estate conveyed to Perry Brothers Investment Company, a Virginia general partnership, by deed from Wesley Smith and Roxanne B. Smith, his wife, dated January 7, 1987, recorded January 21, 1987 in the Clerk's Office of the Circuit Court of the City of Richmond, Virginia, in Deed Book 110, page 1326.

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

251398-SWD