BILL GARRETT, Davidson County
Trans:T20160081820 DEEDWARR
Recvd: 09/19/16 11:09 2 pgs
Fees:13.00 Taxes:404.41
20160919-0098119

CASH DEED FOR TENNESSEE

FHA Case No. 483-383679

Prepared by & Return to: Parthenon Title Agency, LLC
212 Oceola Ave
Nashville, TN 37209
File No: 16-1294

This Indenture, made and entered into this 12th day of Sept, 2016, 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 Tu Van Le and Chanh Thi Pham Le, married 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. 5B, ZONE LOT DIVISION OF LOTS 2-10, CLUNAN HEIGHTS, SECTION TWO, OF RECORD IN BOOK 6250, APGE 27; AMENDED IN BOOK 6250, PAGE 362, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A M ORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO SECRETARY OF HOUSING AND URBAN DEVELOPMENT BY SUBSITUTE TRUSTEE'S DEED FROM BROCK & SCOTT, PLLC, AS SUBSTITUTE TRUSTEE, RECORDED ON 05/03/2016, IN INSTRUMENT NO. 20090604-0051544, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 7806 Sawyer Brown Road, Nashville TN 37221

Owner's Name: Tu Van Le and Chanh Thi Pham Le, married

Owner's Address: 7806 Sawyer Brown Road, Nashville TN 37221

Mail Tax Bill to: ~~7806 Sawyer Brown Road, Nashville TN 37221~~ 7813 Indian Springs Dr. Nashville TN 37221

Parcel No.
128-10-229.00

THIS DEED IS NOT TO BE IN EFFECT UNTIL: 9-12-16.

BEING THE SAME PROPERTY CONVEYED TO SECRETARY OF HOUSING AND URBAN DEVELOPMENT BY SUBSITUTE TRUSTEE'S DEED FROM BROCK & SCOTT, PLLC, AS SUBSTITUTE TRUSTEE, RECORDED ON 05/03/2016, IN INSTRUMENT NO. 20090604-0051544, REGISTER'S OFFICE FOR 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 **Q Integrated, Co.** 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: Q integrated Co Q Integrated Co., Asset Manager
Contractor for DU204SA-16-D-01

By: _____

Its: Authorized Signatory For HUD by
Ron Hutchison, Project Manager

State of **Tennessee**
County of **Davidson**

On the 8th day of Sept, 2016, 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 **Q Integrated Co.**, 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: 4/9/18

Notary Public

DEBBIE WOODALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 **$109,300.00**, 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 8 day of September, 2016

My Commission Expires: 3.21.20

Notary Public (Seal)

RACHEL MARIE COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF CHEATHAM