Davidson County	DEEDWARRSP
Recvd: 11/29/16 10:32	6 pgs
Fees:32.00 Taxes:0.00	
20161129-0125005	

Commitment Number: 3404242

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

This instrument prepared by:
Jay A. Rosenberg, Esq., Member Tennessee Bar, Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

New Property Owner/Mail Tax Statements To:
SECRETARY OF HOUSING AND URBAN DEVELOPMENT, Information Systems Networks Corp. Shepherd Mall Office Complex 2401 NW 23rd Street Suite 1D Oklahoma City 73107

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
081 06 0 347.00

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the Jan. 4, 2016, by and between **U.S. BANK NATIONAL ASSOCIATION**, whose mailing address is **4801 Frederica Street, Owensboro, KY 42301**, hereinafter grantor, and party of the first part, for $1.00 (One Dollar and Zero Cents) in consideration paid grants with covenants of special warranty to **SECRETARY OF HOUSING AND URBAN DEVELOPMENT**, hereinafter grantee, party of the second part, whose tax mailing address is **Information Systems Networks Corp. Shepherd Mall Office Complex 2401 NW 23rd Street Suite 1D Oklahoma City 73107**, the real property described in the **Attached Exhibit A:**

WITNESSETH: That for and in consideration $1.00 (One Dollar and Zero Cents), cash in hand paid, and other good and valuable considerations, the receipt of all 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 of the second part the following described real estate as set forth in the **Attached Exhibit A**. Said property is commonly known as **2103 23RD AVE N, NASHVILLE, TN 37208-2100**.

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a 2013-0423-0040053 recorded in the Register's Office of Davidson County, Tennessee.

Parcel ID: 081 06 0 347.00

Exhibit A

PROPERTY LOCATED IN THE COUNTY OF DAVIDSON, TENNESSEE: A PARCEL OF LAND INHERITED FROM DR. MATTHEW WALKER, ORIGINALLY CONVEYED FROM AGNES LOUISE PENTECOST YANEY TO MATTHEW WALKER AND WIFE, ALICE J. WALKER BY DEED OF RECORD IN BOOK 4821, PAGE 429, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED AS FOLLOWS: BEING THE EAST PART OF LOT NO. 3 ON THE MAP OF THE SUBDIVISION (ERRONEOUSLY REFERRED TO AS OF THE SUBDIVISION OF THE SUBDIVISION IN LEGAL DESCRIPTION ON DEED OF TRUST) OF THE WESLEY HYDE PROPERTY OF RECORD IN MINUTE BOOK 66, PAGE 15, IN THE CHANCERY COURT AT NASHVILLE. SAID PART OF SAID LOT NO. 3 FRONTS 48 FEET ON THE WEST SIDE OF 23RD AVENUE, NORTH, AND RUNS BACK BETWEEN PARALLEL LINES, AS MEASURED FROM THE CENTER LINE OF 23RD AVENUE, NORTH, 150 FEET TO A DEAD LINE, MORE OR LESS. Being the same property as conveyed from J. Phillip Jones, Substitute Trustee to U.S. Bank National Association, as described in Inst # 20130423-0040053, Dated 04/19/2013, Recorded 04/23/2013 in DAVIDSON County Records.

Executed by the undersigned on Jan-4, 2016:

U.S. BANK NATIONAL ASSOCIATION

By: Christina J. Gordon

Name: Christina J. Gordon

Its: Assistant Vice President

STATE OF Kentucky)

COUNTY OF Daviess)

The foregoing instrument was acknowledged before me and signed in my presence this 4 day of January, 2016, by Christina J. Gordon the Assistant Vice President of **U.S. BANK NATIONAL ASSOCIATION** on behalf of said corporation.

Witness my hand and seal, this 4 day of January 2016.

Angela M. Ward

Notary Public State at Large

My Commission Expires 12/2/17

OFFICIAL SEAL
ANGELA M. WARD
NOTARY PUBLIC - KENTUCKY
STATE-AT-LARGE
My Comm. Expires 12/2/17
ID # 501719

State of PA
County of Allegheny

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ [redacted] $30,350.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 25th day of Nov., 2016.

Affiant

Kayla Rapke

Print Name

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Michael J. Webb, Notary Public
Moon Twp, Allegheny County
My commission expires May 06, 2019

(Seal)

Notary Public

My commission expires:

May 6 2019

Michael J Webb

Print Name

CTIC# _____

True Copy Certification

I, Emily J. Riley, 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.

Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Michael J. Webb a notary public for this county and state, Emily J. Riley 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: May 6 2019
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Michael J. Webb, Notary Public
Moon Twp, Allegheny County
My commission expires May 06, 2019