Davidson County DEEDWARR
Recvd: 04/13/17 11:41 4 pgs
Fees:23.00 Taxes:351.50
20170413-0036214

CASH DEED FOR TENNESSEE

FHA Case No. **483-353962**

Prepared By & Return To: Stewart Title Company
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

File #01288-36771

This Indenture, made and entered into this 13th day of April, 2017, by and between Ben Carson, The Secretary of Housing and Urban Development, of Washington, D.C., party of the first part, and **Kigora Kamilova**, party(ies) of the second part.

Witnesseth: That for and in consideration of the sum of Ten Dollars ($10.00), the receipt 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:

See Attached Exhibit "A"

Property Address:	3217 Dove Place, Nashville, TN 37218
Owner's Name:	Kigora Kamilova
Owner's Address:	3205 Grace Point Drive, Nashville, TN 37217
Mail Tax Bills To:	Kigora Kamilova 3205 Grace Point Drive, Nashville, TN 37217
Parcel No:	059 13 0 074.00

THIS DEED IS NOT TO BE IN EFFECT UNTIL: APRIL 13, 2017

Being the same acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531), by deed dated **April 12, 2016**, and recorded on **September 23, 2016** at Instrument Number 20160923-0100165, 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 afore described 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.

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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 70 Fed. Reg. 43, 171 (July 26, 2005).

Signed, sealed and delivered in the Presence of:

Mara Edwards

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 DU20SA-16-D-01

By: _____
Authorized Signatory
For HUD by:
Ron Hutchison, Project Manager

STATE OF Tennessee
COUNTY OF Davidson

On the 10th day of April, 2017, 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 an authorized signatory of Q Integrated Co., said company being the authorized signatory for the Secretary of Housing and Urban Development, the within named bargainers, 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 corporation by himself/herself as an authorized signatory.

My Commission Expires: 1/9/18

_____
Notary Public

DEBBIE WOODALL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF Wilson

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 **$95,001.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribe and sworn to before me this 13th day of April, 2017.

My Commission Expires: 8.14.17

_____
Notary Public

(Seal)

TRACEY TRUMBO
NOTARY PUBLIC
STATE OF TENNESSEE
WILSON COUNTY

FHA Case No. 483-353962

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot 64 on the Plan of Treppard Heights, Section 6 of record in Book 2900, Page 11, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Secretary of Housing and Urban Development, Washington, D.C. by Substitute Trustee's Deed from Shapiro & Ingle, LLP, a Tennessee limited liability partnership, as Substitute Trustee, dated April 12, 2016 and recorded September 23, 2016 of record in Instrument No. 20160923-0100165; also being the same property conveyed to Yolanda R. Jones by Warranty Deed from Enoch L. Jones, and wife, Lee Thelma Jones, dated March 24, 2005 and recorded March 29, 2005 of record in Instrument No. 20050329-0033222; further being the same property conveyed to Enoch L. Jones and wife, Lee Thelma Jones by Quitclaim Deed from Martha L. Johnson, and husband, James R. Johnson, dated July 25, 1983 and recorded August 4, 1983 of record in Book 6109, Page 525; and being the same property conveyed to Martha L. Johnson by Quitclaim Deed from Enoch L. Jones and wife, Lee Thelma Jones, dated July 13, 1983 and recorded July 19, 1983 of record in Book 6097, Page 36; and being the same property conveyed to Enoch L. Jones and wife, Lee Thelma Jones by Warranty Deed from Roscoe W. Ramsey Jr., and wife, Patricia Ramsey, dated October 28, 1980 and recorded December 8, 1980 of record in Book 5687, Page 569, Register's Office for Davidson County, Tennessee.

TRUE COPY CERTIFICATION

I, Kimie Perry 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 TENNESSEE
COUNTY OF WILSON

Personally appeared before me, Jill Simmons, a notary public for this county and state, Kimie Perry 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: September 4, 2019
Notary Seal (if on paper)

