This Instrument Prepared By:
WILSON & ASSOCIATES, P.L.L.C.
400 West Capitol Avenue Suite 1400
Little Rock, AR 72201
(501)219-9388

RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR
RoundPoint Mortgage Servicing Corporation

GRANTEE
The Secretary of Housing and Urban Development, his/her successors and/or assigns

Karen Johnson Davidson County
Batch# 399291 DEEDWARRSP
05/12/2020 02:36:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200512-0049289

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That, RoundPoint Mortgage Servicing Corporation, a corporation organized under and by virtue of the laws of the State of South Carolina ("Grantor"), by its AVP of Default oversight and its VP of Loss Mitigation, duly authorized by proper resolution of its Board of Directors, for the consideration of the sum of Ten Dollars ($10.00), in hand paid by The Secretary of Housing and Urban Development, his/her successors and/or assigns ("Grantee"), c/o Information Systems & Networks Corporation, Shepherd Mall Office Complex, 2401 NW 23rd St, Suite 1D, Oklahoma City, OK 73107, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, and convey unto the said Grantee, and unto their successors and/or assigns forever, the following-described lands, situated in Davidson County, TN, to wit:

Land in Davidson County, Tennessee, being Lot No. 12 on the Plan of Section Two, Joelton Heights, of record in Book 3700, Page 85, Register's Office for said county, to which plan reference is hereby made for a more complete and accurate description of said lot.
Lot 1 Joelton Heights Section 1

More commonly known as: 7515 Gary Road, Joelton, TN 37080

Being the same property conveyed to Grantor by deed recorded April 17, 2019, Instrument No. 20190417-0035290, Register's Office for Davidson County, Tennessee.

Tax Parcel No.: 015-14-0-045.00

TO HAVE AND TO HOLD the same unto the said Grantee, and unto its successors and assigns, forever with all appurtenances thereunto belonging. And RoundPoint Mortgage Servicing Corporation hereby covenants with the said Grantee that it will forever warrant and defend the title to said lands against any and all claims and encumbrances done or suffered by it, but against none other.

IN TESTIMONY WHEREOF, the name of RoundPoint Mortgage Servicing Corporation is hereunto affixed by its AVP of Default oversight and its VP of Loss Mitigation, this 29th day of April, 2020.

RoundPoint Mortgage Servicing Corporation

By: Efren Sanchez

Title: AVP of Default oversight

ATTEST:

By: Steven Proddy

Title: VP of Loss Mitigation

W&A No. 322590
RoundPoint Mortgage Servicing Corporation
Special Warranty Deed

ACKNOWLEDGMENT

STATE OF South Carolina

COUNTY OF York

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Efren Sanchez and Steven Braddy, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged such persons to be the president (or other such officers authorized to execute the instrument) of RoundPoint Mortgage Servicing Corporation, the within-named bargainor, a corporation, and that such officers executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

Witness my hand and seal at office in Fort Mill, SC this 29th day of April, 2020.

MEGAN GRANT
Notary Public-State of South Carolina
My Commission Expires
September 20, 2029

Megan Grant
Notary Public

My Commission Expires: Sept 20, 2029

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $165,910.39, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes pursuant to TCA. § 13-23-127.

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Maria Yoder, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in Little Rock, AR this 5 day of May, 2020.

Notary Public

My Commission Expires: 7/12/2024

Property Owner(s) or Agency Responsible for Payment of Taxes:
37203 Secretary of Housing and Urban Development
c/o Information Systems & Networks Corporation, Shepherd Mall Office Complex,
2401 NW 23rd St, Suite 1D
Oklahoma City, OK 73107
Tax Parcel No. 015-14-0-045.00

TANISHA DAVIS
JEFFERSON COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires July 12, 2024
Commission # 12399735

True Copy Certification

I, Shellie Wallace, do hereby make oath that I am 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 ARKANSAS

County of PULASKI

Personally appeared before me, Tanisha Davis, a notary public for this county and state, Shellie Wallace, 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: _____
Notary' Seal (if on paper)

TANISHA DAVIS
JEFFERSON COUNTY
NOTARY PUBLIC - ARKANSAS
My Commission Expires July 12, 2024
Commission # 12399735