

THIS INSTRUMENT PREPARED BY:
All Florida Title Services, Inc.
Laura Riebsame
4417 Beach Blvd., Suite 105
Jacksonville, FL 32207

RECORD AND RETURN TO:
All Florida Title Services, Inc.
4417 Beach Blvd., Suite 105
Jacksonville, FL 32207

RE PARCEL ID #: 410525-008827-181-03
CONTRACT SALES PRICE: \$74,500.00

Case No. 091-356871

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED made this 11th day of June, 2014 by Secretary of Housing and Urban Development, hereinafter referred to as Grantor, whether one or more, and whose address is 40 Marietta Street, Five Points Plaza, Atlanta, GA 30303, to Duval Home Buyers, LLC, hereinafter referred to as Grantee, whether one or more, and whose address is 1514 Felch Ave. Jacksonville FL 32207

(Wherever used herein the term "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH:

THAT Grantor, for and in consideration of the sum of Ten and NO/100 Dollars and other valuable considerations, in hand paid by Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to Grantee the following described land situate, lying and being in the County of Clay, State of Florida to wit:

Lot 3, Summerleaf, Unit 3, according to the plat thereof as recorded in Plat Book 20, pages 43 and 44, of the public records of Clay County, Florida.

SUBJECT TO taxes accruing subsequent to December 31, 2013.

SUBJECT TO covenants, restrictions and easements of record, if any; however, this reference shall not operate to reimpose same.

TOGETHER with all the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining

TO HAVE AND TO HOLD the same in fee simple forever.

AND the part of the first part hereby covenants with said party of the second part, that it is lawfully seized of said land in fee simple; that it has good right and lawful authority to sell and convey said land; that it hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under the party of the first part.

091-356871

IN WITNESS WHEREOF, the said grantor has set his/her hand and seal by Grantor as true and lawful delegate for and on behalf of the said Secretary of Housing and Urban Development, under vested authority and by virtue of the Federal Laws recited at 70 F.R. 43171 (7/25/2005 and as required by said Federal Laws will be maintained at its Web site located at: www.hud.gov/offices/hsg/sfh/reo-reo_home.cfm.

Signed, sealed and delivered in our presence:

[Signature]
Floy Armstrong
Witness

The Secretary of Housing and Urban Development
By: HomeTelos, LP, as Prime Contractor for the U.S. Department of Housing and

HomeTelos, LP Urban Development Contractor for C-OPC-23637

[Signature]
SHARON LACOURT
Witness

For HUD by: [Signature]
By: Darice Green, Assistant Principal Agent HomeTelos, LP
1283 Murfreesboro Pike, Ste 200
Nashville, TN 37217

STATE OF
COUNTY OF

TN Davidson

Before me personally appeared DARICE GREEN, who is personally well known to me and known to me to be the duly appointed Delegate for the U.S. Department of Housing and Urban Development, and the person who executed the foregoing instrument, by virtue of the authority vested in him/her by the above cited authority, and acknowledged before me he/she executed the same as for and on behalf of Shaun Donovan, Secretary, Department of Housing and Urban Development, for the purpose therein expressed.

Witness my hand official seal this 1st day of June, 2014.

[Signature]
Notary Public, County and State Aforesaid
Notary Printed Signature

My commission expires: _____

Documentary Stamps in the amount of \$521.50 have been paid

