Revised 1-15-79
Tenn. (Conventional)

PMI No. REO #2961
MORTGAGOR

BOOK 6745 PAGE 794

STATE OF TENNESSEE)
) ss.
COUNTY OF Davidson)

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, the FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized under and existing pursuant to the laws of the United States, does hereby bargain, sell, transfer and convey unto Fairfax Properties of 150 Five Oaks, Nashville TN, and their assigns, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Unit Number 150 in Five Oaks a planned unit development as shown on plat and record in book 5200, page 355 in registers office for Davidson County, Tennessee.

Grantee, Fairfax Properties, whose address is 150 Five Oaks, Nashville, Tennessee is responsible for the payment of real property taxes on subject property.

Being the same property conveyed to said Federal National Mortgage Association by Trustee's Deed of Record in the Register's Office in Book 6710, Page 206-207, Davidson County, Tennessee.

TO HAVE AND TO HOLD said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging, unto the said Grantee, Fairfax Properties, and their assigns, forever.

Said Federal National Mortgage Association warrants the title to said property against the claims of all persons claiming or to claim the same or any part thereof by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Federal National Mortgage Association has executed this deed and affixed its corporate seal by its Vice President, this 9th day of December, 1985.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

(CORPORATE SEAL)

By: _____
J. H. Van House Vice President

STATE OF GEORGIA)
) ss.
COUNTY OF FULTON)

Before me, Doretha Fullard, a Notary Public within and for the State and County aforesaid, personally appeared J. H. Van House, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Vice President of the Federal National Mortgage Association, the within-named party, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice President.

Witness my hand and seal at office, this 9th day of December, 1985.

_____
Notary Public, Georgia at Large
My Commission Expires:
(SEAL)

Notary Public, Clayton County, Georgia
My Commission Expires August 13, 1989

This instrument was prepared by: Sherman Landau (name)
100 Peachtree Street, NW, Atlanta, Georgia (address)

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ADDRESS NEW OWNERS:
Fairfax Properties
150 Five Oaks Drive
Nashville, TN 37217

SEND TAX BILLS:
Commerce Union Bank
1 Commerce Place, Real Est. Div.
Nashville, TN 37239

MAP & PARCEL NOS.
107-5-A-150
2DA-65031

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value. whichever is greater for this transfer is $40,000.00.

Affiant

Subscribed and sworn to before me, this the 20th day of December, 1985.

NOTARY PUBLIC

My commission expires: 11-1-87

63938

IDENTIFICATION REFERENCE

Dec 26 1 05 AM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 6745 PAGE 796

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

40[illegible] C- CA.IT,
104.00 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 110.50-
9813A12/26/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

63938

IDENTIFICATION REFERENCE

DEC 26 1 85 AM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 204812