BOX 15

BOOK 8865 PAGE 281

Revised 01/02/92
TN (Conventional)

REO No. 922154

STATE OF TENNESSEE) ss. **SPECIAL WARRANTY DEED**
COUNTY OF DAVIDSON)

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 Tena Spence of 760 Fitzpatrick Road, Nashville, Tennessee, and their assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

The property is commonly known as 760 Fitzpatrick Road, Nashville, Tennessee, and is more particularly described in Exhibit A attached hereto and made a part hereof by this reference.

Being the same property conveyed to said Federal National Mortgage Association by Trustee's Deed of Record in the Register's Office in Book 6250, Page 40, 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, Tena Spence, and their assigns, forever.

Grantee, Tena Spence, whose address is 760 Fitzpatrick Road Nashville, TN 37214 is responsible for the payment of real property taxes on subject property.

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 27th day of January 1993.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____
J. Ellis Dykes, Vice President

STATE OF GEORGIA) ss.
COUNTY OF FULTON)

Before me, Susan E. Bergsman, a Notary Public within and for the State and County aforesaid, personally appeared J. Ellis Dykes 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 27th day of January, 1993.

_____
Notary Public, Georgia at Large
My Commission Expires: Notary Public, Fulton County, Georgia
My Commission Expires May 15, 1995
(SEAL)

This instrument was prepared by:
Susan E. Bergsman c/o Fannie Mae
950 E. Paces Ferry Road
Atlanta, Ga 30326-1161

92437

IDENTIFICATION REFERENCE

FEB 12 3 33 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

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New Owner	Send Tax Bills to	Map Parcel
Tena Spence 760 Fitzpatrick Road Nashville, TN 37214	First Tennessee Bank N.A. 165 Madison Avenue, Suite 700 Memphis, TN. 38101	Map 96-16 Parcel 175

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transaction is $ 43,000.00

Tena Spence
Affiant

Subscribed and sworn to before me this the 11th day of February, 1993

My Commission Expires: May 25, 1996

Lee E. Cranford
NOTARY PUBLIC Lee E. Cranford

Land in Davidson County, Tennessee, being Lot No. 260-B on the Plan of Zone Lot Division, Lots 260-267, Section 3, Larchwood, as of record in Plat Book 6250, page 40, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Federal National Mortgage Association by deed from Joe M. Kirsch, Substitute Trustee, of record in Book 8766, page 534, Register's Office for Davidson County, Tennessee.

3727 02/12 0101 03CHECK 168.10





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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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
			CAMT	43000.00
			CON TX	159.10
			PRFEE	1.00
			WDEED	8.00
			TOTAL	168.10
			CHECK	168.10
02/12/93	01	15:32	0001	3727

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

92437

IDENTIFI REFERENCE

FEB 12 3 33 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 621367