Prepared By: STELTEMEIER & WESTBROOK
2002 Richard Jones Road C-101
Nashville, TN 37215

BOX 15

BOOK 9458 PAGE 758

Revised 01/02/92
TN (Conventional)

REO No. 940910

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 Joseph C. Cunningham, unmarried _____ of 4912 Leesa Ann Lane, Hermitage, 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: SEE ATTACHED " EXHIBIT A "

The property is commonly known as 4912 Leesa Ann Lane, Hermitage, 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 9371, Page 84, 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, Joseph C. Cunningham, and their assigns, forever.

Grantee, Joseph C. Cunningham, whose address is 4912 Leesa Ann Lane, Hermitage, TN 37076 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 11th day of August, 1994.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____
Michael L. Puckett, Vice President

STATE OF GEORGIA) ss.
COUNTY OF FULTON)

6105 09/07 0101 03CHECK 231.00

Before me, Susan E. Bergsman, a Notary Public within and for the State and County aforesaid, personally appeared Michael L. Puckett 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 11th day of August, 1994.

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

Notary Public, Fulton County, Georgia
My Commission Expires May 15, 1995

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

88749

IDENTIF. & REFERENCE

94 SEP -7 PM 3:3

BOX 15

BOOK 9458 PAGE 759

NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL
Joseph C. Cunningham 4912 Leesa Ann Lane Hermitage, TN 37076	Federal National Mortgage Association 950 East Paces Ferry Road, #1900 Atlanta, GA 30326-1161	Map 76-5 Parcel 35

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 32 on the Plan of Hidden Hills, as of record in Book 4860, page 43, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $60,000.00.

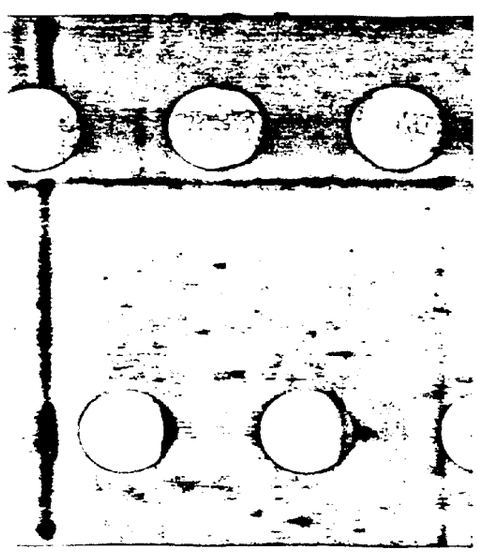
Joseph C. Cunningham Affiant

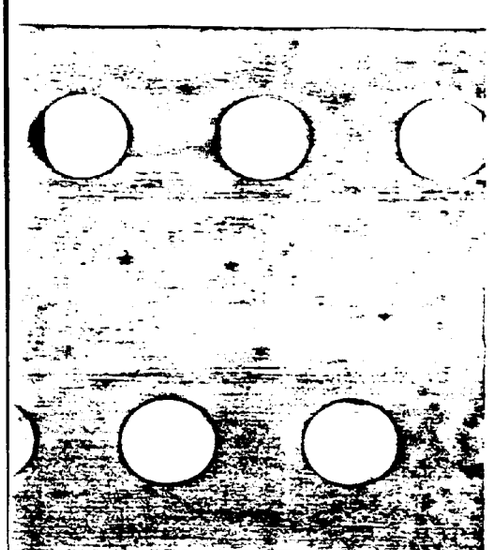
Subscribed and sworn to before me this 2nd day of September, 1994.

NOTARY PUBLIC

My Commission Expires: May 7, 1997

LARRY L. WESTBROOK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE





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

RECEIVED OF _____

FOR _____

BOOK 9458 PAGE 760

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	60000.00
CON TX	222.00
PRFEE	1.00
WDEED	8.00
TOTAL	231.00
CHECK	231.00

09/07/94 01 15:29 0001 6105

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

88749
IDENTIF. # REFERENCE

94 SEP -7 PM 3:30
REGISTER
DAVIDSON COUNTY, TN.

No. 832466