TO: Bk436

97 FEB -3 PM 3:5[illegible]
DAVIDSON COUNTY, TN.

IDENTIF. & REFERENCE 0269755

THIS INSTRUMENT PREPARED BY:
David B. Herbert, Reg. #3482
ORTALE, KELLEY, HERBERT & CRAWFORD, LLP
200 Fourth Avenue North
Nashville, TN 37219-8985

SPECIAL WARRANTY DEED

Name and Address of New Owner:
Beverly D. Walker
735 Ringgold Drive
Nashville, TN 37207

BOOK 10338 PG 473

Send Tax Bills To:
First American National Bank
P. O. Box 305048
Nashville, Tn 37230-5048

Street Address of Subject Property:	Map-Parcel No:
735 Ringgold Drive Nashville, Tn 37207	Map 59-15 Parcel 64.00

For and in consideration of the sum of TEN DOLLARS ($10.00, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, the receipt and adequacy of which are hereby acknowledged, **FEDERAL HOME LOAN MORTGAGE CORPORATION,** hereinafter called the Grantor, has bargained and sold and by these presents does transfer and convey unto **BEVERLY D. WALKER** hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

SEE EXHIBIT "A" ATTACHED HEREWITH AND INCORPORATED HEREIN BY REFERENCE

This conveyance is made subject to:

1. 1997 Davidson County taxes, which have been prorated between the parties and assumed by Grantees;

2. All matters shown on the Plan of record in Book 3700, page 33, Register's Office for Davidson County, Tennessee;

3. Restrictive Covenants of record in Book 3829, page 720, in Book 3840, page 404, Register's Office for Davidson County, Tennessee;

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging, to the Grantee, its heirs, successors and assigns, forever.

And the Grantor covenants with the Grantee, that it is lawfully seized and possessed of said land in fee simple, possessing a good right to convey it, and that the said land is free from all encumbrances made or suffered by the Grantor, except to the extent otherwise set forth herein.

The Grantor further covenants and binds itself, its successors and representatives to warrant and defend the title to the said land to the Grantee, its successors and assigns, against the lawful claims of all persons claiming by, through or under Grantor.

IN WITNESS WHEREOF, the Grantor has caused its name to be signed hereto by its duly authorized officer on this the 29th day of January, 1997.

FEDERAL HOME LOAN MORTGAGE CORPORATION

By: PHH ASSET MANAGEMENT, A DIVISION OF PHH REAL ESTATE SERVICES CORPORATION AS ATTORNEY IN FACT

BY: Janet H. Stahlberger

TITLE:

STATE OF Texas]

COUNTY OF Dallas]

THERESA L. RAMAGOS
Notary Public, State of Texas
My Commission Expires 12-23-97

Before me, the undersigned, a Notary Public in and for said State and County aforesaid, personally appeared Janet H. Stahlberger, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged her self to be the Assistant Secretary of PHH ASSET MANAGEMENT, A DIVISION OF PHH REAL ESTATE SERVICES CORPORATION, and acknowledged that She executed the within instrument on behalf of PHH ASSET MANAGEMENT, A DIVISION OF PHH REAL ESTATE SERVCIES CORPORATION, which corporation is acting as Attorney in Fact for FEDERAL HOME LOAN MORTGAGE CORPORATION, the within named bargainor, a corporation, and that as such Assistant Secretary, being authorized so to do, executed the foregoing instrument for the purpose therein contained.

WITNESS my hand and seal, at Irving, Texas, this 29th day of January, 1997.

THERESA L. RAMAGOS
Notary Public, State of Texas
My Commission Expires 12-23-97

Theresa L Ramagos
NOTARY PUBLIC
My commission expires: 12/23/97

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STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

The actual consideration or value, whichever is greater for this transfer is $71,000.00.

Affiant

Subscribed and sworn to before me, this the 31st day of January, 1997.

Notary Public

My commission expires:

NOTARY PUBLIC
AT LARGE
David B. Herbert
My Commission Expires
May 24, 1997
STATE OF TENNESSEE

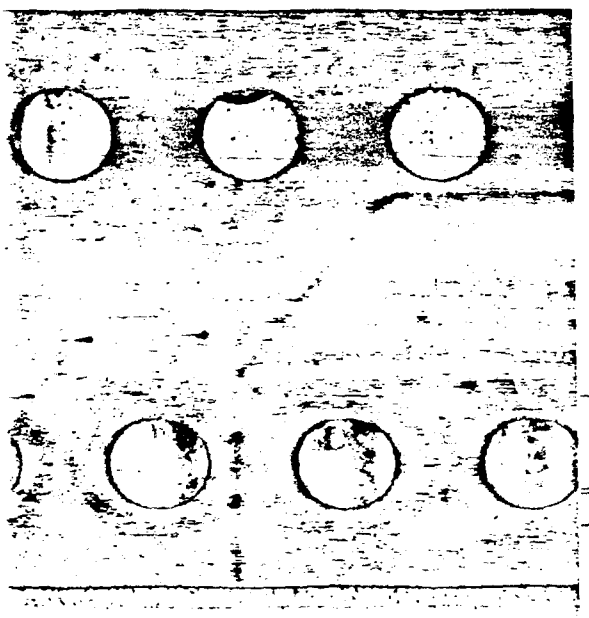
BOOK 10338 PG 476

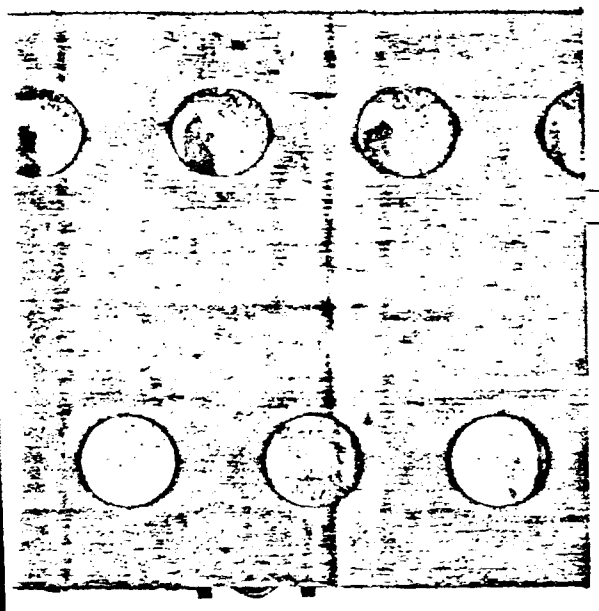
EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 118 on the Plan of Haynes Manor, Section I, Revised, as of record in Book 3700, page 33, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Federal Home Loan Mortgage Corporation, by Substitute Trustee's Deed from Arnold M. Weiss, as Substitute Trustee, as of record in Book 10088, page 281, Register's Office for Davidson County, Tennessee.

2757 02/03 0101 03CHECK 279.70





OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 10338 PG 477

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 71000.00
CON TX 262.70
PRFEE 1.00
WDEED 16.00
TOTAL 279.70
CHECK 279.70

02/03/97 01 16:01 0001 2757

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0269755
IDENTIF. # REFERENCE

97 FEB -3 PM 3:58
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1113279