Davidson County DEEDWARR
Recvd: 07/15/02 12:45 2pgs
Fees:13.00 Taxes:133.20
20020715-0084757

Revised 01/02/92
TN (Conventional)

REO No. A022422

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 aka FANNIE MAE, a corporation organized under and existing pursuant to the laws of the United States, does hereby bargain, sell, transfer and convey unto **Leland D. Watts, a married man, of Brentwood, Tennessee 37027,** his heirs and/or 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 **1114 Stockell Street Nashville, TN 37027** 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 as Instrument No.20020530-0065562, 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, **Leland D. Watts,** his heirs and/or assigns, forever.

Grantee, **Leland D. Watts,** whose address **6744 Quiet Lane, Brentwood, TN 37027** 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 **12th** day of **July, 2002.**

FEDERAL NATIONAL MORTGAGE ASSOCIATION

(CORPORATE SEAL)

By: _____

Donna Ghassemi, Vice President

STATE OF TEXAS) ss.
COUNTY OF **DALLAS**)

Before me, Cheryl Young, a Notary Public within and for the State and County aforesaid, personally appeared Donna Ghassemi 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 **12th** day **July, 2002.**

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

This instrument was prepared by:
Office of Regional Counsel
Federal National Mortgage Assn
13455 Noel Road, Suite 600
Dallas, TX 75240

CHERYL YOUNG
Notary Public, State of Texas
My Commission Expires 08-18-02

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 102 on the Map of Benedict Land Company's Subdivision of record in Book 332, page 40, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Federal National Mortgage Association by deed from Arnold M. Weiss, as Trustee of record as Instrument No.20020530-0065562, said Register's Office.

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $36,000.00

Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 12th DAY OF JULY 2002.

Notary

My Commission Expires:

Map & Parcel: 082-03-0 182.00

RICHARD MANSON
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

My Commission Expires MAY 28, 2003