BK13
#4246

Davidson County DEEDWARR
Recvd: 10/10/02 09:53 2pgs
Fees:13.00 Taxes:321.90
20021010-0124088

Revised 01/02/92
TN (Conventional)

REO No. A020046

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 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 **Sharon A. Roth, of Nashville, Tennessee 37211**, her 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, **5001 Cypress Drive Nashville, Tennessee 37211** 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.200201240009870, **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, **Sharon A. Roth**, her heirs and/or assigns, forever.

Grantee, **Sharon A. Roth**, whose address **5001 Cypress Drive Nashville, Tennessee 37211** 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 12thday of September **2002**.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____

Donna Ghassemi, Vice President

STATE OF TEXAS) ss.
COUNTY OF DALLAS)

D. VANESSA BROWN
~~Tony Fortner~~

Before me, _____, 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 **September, 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

D. VANESSA BROWN
Notary Public, State of Texas
My Commission Expires 08-21-06

TONY FORTNER
Notary Public, State of Texas
My Commission Expires 02-02-05

Exhibit "A"

Land in Davidson County, Tennessee, being Lot No. 57 on the Map of Fairlane Park, as of record in Book 2331, page 108, Register's Office for said County.

Said Lot No. 57 fronts 70 feet on the west side of Cypress Drive and runs back 151.8 feet on the North line and 151.6 feet on the South line, to a dead line in the rear on which it measured 70 feet.

Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed of record as Instrument No.200201240009870, said Register's Office.

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $87,000.00

Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 27 DAY OF September 2002.

Notary

My Commission Expires: 5/28/06

Map & Parcel: 148-13-0-126.00

BETH TRIPLETT
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 28, 2006

Send Tax bills to:

Union Planters Bank
200 Public Sq.
Woodbury, TN 37190