Name & Address of New Owner:
Jillian Etherington
2304 Loyld Avenue
Nashville, Tn 37218

Send Tax Bills To:
Same as New Owners

Davidson County DEEDWARR
Recvd: 02/10/03 15:15 2pgs
Fees:13.00 Taxes:118.40
20030210-0018295

Tax ID Numbers:
Parcel 81-7 Map 432

REO#: A021746

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 which is hereby acknowledged by the Grantor, the **Federal National Mortgage Association,** organized under and existing pursuant to the laws of the United States, does hereby bargain, sell, transfer and convey unto **Jillian Etherington,** her heirs, successors and/or assigns, subject to matters 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 1915 11th Avenue North, Nashville 37208 and is more particularly described in Exhibit "A" attached hereto and made a part hereof by this reference.

To have and to hold said tract or parcel of land together with the appurtenances, estate, title and interest thereto belonging, unto the said Grantees, **Jillian Etherington** her heirs and assigns, forever.

Grantees, **Jillian Etherington**, is responsible for the payment of real property taxes on subject property for the year 2003 and subsequent years thereafter, and this conveyance is made subject to subject to notes, easements, building setback lines, etc., if any as may be set forth on the Plan of Williams and Valentino's Sudivision of Lot Numbers 3 and 4
of the Thomas Woodard Property, as of record in Book 2, Page 33 Chancery Court for Davidson County, Tennessee.

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 31st day of January, 2003.

Federal National Mortgage Association

BY: _____
Donna Ghassemi, Vice President

State of Texas) ss.
County of Dallas)
(SEAL)

Before me, the undersigned, a Notary Public within and for the Stae and County aforesaid, personally appeared Donna Ghassemi with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the Vice President of the Federal National Mortgage Association, the within named party, a corporation, and that she as such Vice President, being authorized so to do, executed the foregoing instrument for purpose therein contained, by signing the name of the corporation by herself as Vice President.

Witness my hand and seal at office, this 31st day of January 2003.

_____
Notary Public, Texas at Large
My Commission Expires:

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

01/31/03 FRI 13:04 FAX 615 865 1394 GR NASH TITLE 002

STATE OF TENNESSEE
COUNTY OF DAVIDSON

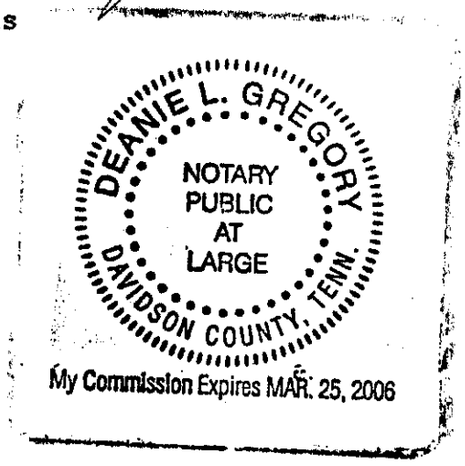
The actual consideration, or value, whichever is greater for this transfer is $ 32,000.00

Affiant

Sworn to and subscribed before me this 7th day of February 2003.

Notary Public

Commission Expires: 3-25-2003



THIS INSTRUMENT PREPARED BY:
DEANIE L. GREGORY, ATTORNEY-AT-LAW
200 MADISON STREET
MADISON, TN 37115

Exhibit "A"

Land in Davidson County, Tennessee, Being Lot No 32 on the Plan of Williams and Valentino's Subdivison of Lot Numbers 3 & 4 of the Thomas Woodard Property, as of record in Book 2, Page 33, Chancery Court for Davidson County, Tennessee, to which plan of record is hereby made for a more complete description thereof.

Being the same property conveyed to Federal National Mortgage Association from Robert M. Wilson, Jr., Successor-Trustee by Trustee's Deed of record in Instrument No. #20020307-0028786, Register's Office for Davidson County, Tennessee.

01/31/03 FRI 13:05 FAX 615 865 1394 GR NASH TITLE 003