This instrument prepared by: Robert M. Wilson, Jr. Wilson & Associates, PLLC
1521 Merrill Drive, Ste. D-220
Little Rock, Arkansas 72211

(2)

Revised 01/02/92
TN (Conventional)

REO No. AO34119

SPECIAL WARRANTY DEED

STATE OF TENNESSEE) ss.
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 Del Mazo Properties, Inc. 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:

Land in Davidson County, Tennessee, being the East 40 feet of Lot 76 on the Plan of J. B. Haynes Subdivision of record in Book 161, Page 26 and 27, Register's Office for Davidson County, Tennessee.

Said part of Lot 76 fronts 40 feet on the north side of Duke Street and runs back between parallel lines 140 feet to a dead line, measuring 40 feet on said dead line.

Being the same property conveyed to Federal National Mortgage Association by deed of record in Instrument No. 20040130-0011587, said Register's Office.

The property is commonly known as 333 Duke Street, Nashville, TN 37207 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 Grantee, Del Mazo Properties, Inc., and their assigns, forever.

Grantee, Del Mazo Properties, Inc., whose address 333 Duke Street, Nashville, TN 37207, 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.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION CORPORATE SEAL 1938

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____
Donna Ghassemi, Vice President

STATE OF TEXAS)ss.
COUNTY OF DALLAS)

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 15th day of January, 2004.

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

Davidson County DEEDWARR
Recvd: 01/30/04 09:54 2pgs
Fees:13.00 Taxes:84.73

20040130-0011588

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

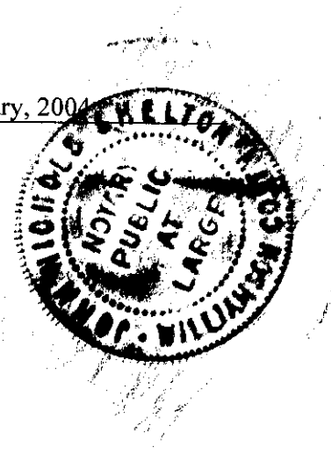
State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $22,900.00.

Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 15th DAY OF January, 2004

Notary



My Commission Expires:

Map & Parcel: 71-8-35

NEW OWNER: Del Mazo Properties, Inc.
1107 Riverwood Drive
Nashville, TN 37216

SEND TAX BILLS TO: same as above