Davidson County DEEDWARR
Recvd: 11/18/04 10:50 3pgs
Fees:18.00 Taxes:151.70
20041118-0138497

PICK-UP

Revised 01/02/92
TN (Conventional)

REO No. A046345

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 Jannie Williams 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:

The property is commonly known as 1809 10th Avenue North, Nashville, TN 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 Grantee, Jannie Williams, and their assigns, forever.

Grantee, Jannie Williams, whose address 1809 10th Avenue North, Nashville, TN 37208, 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, the undersigned authority, 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 day of,.

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

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

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

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $41,000.00.

Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 9th DAY OF November, 2004 .

Notary

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires: My Commission Expires SEPT. 22, 2007

Map & Parcel: 081-07-0-554

NEW OWNER: Jannie Williams
1809 10th Avenue North
Nashville, TN 37208

SEND TAX BILLS TO: Same As New Owner

File No.: 102075

EXHIBIT A

Land in Davidson County, Tennessee being the northerly 20 2/3 feet of Lot No. 18 on the southerly 29 1/3 feet of Lot no. 19 on the subdivision of Lot no. 1 on the Woodard property called the Maple Grove Plan, of record in Book 57, page 83, said Register's Office

Said part of said lots adjoin from together 50' feet on the westerly side of 10tgh Avenue North, and extends back between parallel lines 174.0 feet to the easterly margin of Owen Street

Being the same property conveyed to FEDERAL NATIONAL MORTGAGE ASSOCIATION, by deed of record as Instrument no. 20040714-0083762, said Register's Office.