RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

Davidson County DEEDWARR
Recvd: 01/04/05 11:27 2 pgs
Fees:13.00 Taxes:458.80
20050104-0001104

TN (Conventional)

Fannie Mae #1686035382

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, a corporation organized under and existing pursuant to the laws of the United States, does hereby bargain, sell, transfer and convey unto Mortgage Guaranty Insurance Corporation of 270 E. Kilbourn, Milwaukee, WS 53202, 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 3529 Mountain View Ridge, Antioch, TN 37013 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 in Book _____, Page _____, 20040 80-0093933 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, Mortgage Guaranty Insurance Corporation, and their assigns, forever.

Grantee, Mortgage Guaranty Insurance Corporation, whose address is 270 E. Kilbourn, Milwaukee, WS 53202 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 27th day of October, 2004.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____

John R. Nelson Asst-Vice President

STATE OF TEXAS)ss.
COUNTY OF DALLAS)

Before me, Karl R. Walter, a Notary Public within and for the State and County aforesaid, personally appeared John R. Nelson with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the Asst-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 27th day of October, 2004.

_____
Notary Public, Texas at Large
My Commission Expires:

(SEAL)

KARL R. WALTER
Notary Public, State of Texas
My Commission Expires
MARCH 29, 2006

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

STATE OF TENNESSEE COUNTY OF DAVIDSON
The actual consideration or value for this transaction is $240,000.00.

_____

Subscribed and sworn to before me this 30th day of December 2004.

_____
Notary Public

My Exp: 5/28/06

EXHIBIT 'A'
LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING ALL OF LOT NUMBER 7, ON THE PLAN OF MT. VIEW SUBDIVISION, SECTION ONE, AS SHOWN BY PLAT APPEARING OF RECORD IN PLAT BOOK 11700, PAGE 36, AS AMENDED IN INSTRUMENT NUMBER 20010207-0012283, OF RECORD IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR MORE COMPLETE DETAILS OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED TO FEDERAL NATIONAL MORTGAGE ASSOCIATION BY TRUSTEE'S DEED FROM CHRISTOPHER L. PALMER FOR WILSON & ASSOCIATES, AS SUCCESSOR-TRUSTEE OF RECORD IN INSTRUMENT NO. 20040804-0093933, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE

MAP 150-12-0-C, PARCEL 007