S&K #: 05-0006

Davidson County DEEDWARR
Recvd: 08/26/05 09:13 2 pgs
Fees:12.00 Taxes:0.00
20050826-0102155

SPECIAL WARRANTY DEED

THIS DEED, between Union Planters Bank, N.A. dba Regions Mortgage, organized and existing under the laws of the United States of America hereinafter called Grantor, and Federal National Mortgage Association, hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

Described Property located in Davidson County, Tennessee to wit:

Lot Number 33A on the Plan of Zone Lot Division Lots 32 thru 36 Chelsea of Priest Lake Section One-A, as of record in Plat Book 5200, Page 696, amended in Plat Book 6240, Page 35, Register's Office for said County, to which plan reference is made for a more complete description.

This legal description is identical with that in Substitute of Trustee's Deed recorded in Instrument # ~~20011218-0139653~~ 20050418-0042596, in the Register's Office of ~~Shelby~~ DAVIDSON County, Tennessee.

For prior title, see Deed of Trust of record in Instrument Number 20011218-0139653, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

Union Planters Bank, N.A. dba Regions Mortgage

BY: _____
John Abraham

Title: BANKING OFFICER

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared John Abraham with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself/herself to be the BANKING OFFICER of Union Planters Bank, N.A. dba Regions Mortgage, the within bargainor, and that he/she as such executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself/herself as BANKING OFFICER.

WITNESS my hand and Official Seal at Office this 24th day of Aug, 2005.

Notary Public

PHYLLIS J. MOODY
MY COMMISSION EXPIRES
NOTARY PUBLIC AT LARGE
FEB. 26, 2008
SHELBY COUNTY, TN

Property Address: ~~[illegible]~~
3705 Folkston Drive, Antioch, TN 37013

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Federal National Mortgage Association
950 E. Paces Ferry Road
Suite 1900
Atlanta, Georgia 30326

S & K File # 05-0006

Map and Parcel -150-04-0 001.00

THIS INSTRUMENT PREPARED BY:
Law Office of Shapiro & Kirsch, LLP
6750 Lenox Center Court, Suite 202
Memphis, TN 38115