Davidson County DEEDWARR
Recvd: 09/14/05 13:09 2 pgs
Fees:13.00 Taxes:384.50
20050914-0110621

Revised 01/02/92
TN (Conventional)

REO No. A053477

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 Felipe Ceron-Lopez 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: MARRIED MAN

Land in Davidson County, Tennessee, being Lot No. 27 and a part of Lot No. 26 on the Plan of Una Manor, Section Two, as of record in Book 2900, Page 95, Register's Office for said County.

Said Lot No. 27 and part of Lot No. 26 front 145.9 feet on the northerly margin of Franklin Limestone Court and extend back 204.0 feet on the southwesterly line and 204.85 feet on the southeasterly line to a broken line in the rear, which measures 311.10 feet thereon.

Being the same property conveyed to Federal National Mortgage Association by Substitute Trustee's Deed from Valerie Ann Spicer, as Substitute Trustee, executed 04/05/05 and filed for record on 04/27/05 in Instrument No. 20050427-0046596, Register's Office for Davidson County, Tennessee.

The property is commonly known as 2026 Franklin Limestone Court, Nashville, TN 37217.

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, Felipe Ceron-Lopez, and their assigns, forever.

Grantee, Felipe Ceron-Lopez, whose address 2026 Franklin Limestone Court, Nashville, TN 37217, 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 2nd day of September, 2005.

(CORPORATE SEAL)

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 2nd day of September, 2005.

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

HEIDI A. JONES
Notary Public, State of Texas
My Commission Expires 02-19-06

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 $103,920.00.

Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 2nd DAY OF September, 2005.

Curvina Boseman
Notary

CURVINA BOSEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Exp. March 21, 2009

My Commission Expires: March 21, 2009

Map & Parcel: **135-09-0-27**

NEW OWNER: Felipe Ceron-Lopez
2026 Franklin Limestone Court
Nashville, Tennessee 37217

SEND TAX BILLS TO: Ownit Mortgage Solutions, Inc.
11700 Great Oaks Way, Ste. 360
Alpharetta, GA 30022