Revised 01/02/92
TN (Conventional)

REO No. A04C590

SPECIAL WARRANTY DEED

Davidson County DEEDWARR
Recvd: 09/28/05 10:55 2 pgs
Fees:13.00 Taxes:258.63
20050928-0116363

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 Brian Schiff 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 Lot No. 170 and the southerly ½ of Lot No. 171 on the Plan of Stardust Acres, of record in Book 1424, Page 92, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed from Christopher L. Palmer, Successor Trustee, executed on 12/29/04 and filed for record on 01/12/05 in Instrument No. 20050112-0004370, Register's Office for Davidson County, Tennessee.

The property is commonly known as 1243 SATURN Dr., NASHVILLE, TN 37218.

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, Brian Schiff, and their assigns, forever.

Grantee, Brian Schiff, whose address 1243 SATURN Dr., NASHVILLE, TN 37218, 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 21st day of September, 2005.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: ~~Donna Ghassemi~~, Vice President
Cheryl Young

STATE OF TEXAS)
COUNTY OF DALLAS) ss.

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared ~~Donna Ghassemi~~ Cheryl Young 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 21st day of September, 2005.

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

DIANE E. SANDERS
Notary Public, State of Texas
My Commission Expires 08-21-08

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 $69,900.00.

Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 20th DAY OF September, 2005.

Tiffany R. Addison
Notary

My Commission Expires: March 21, 2009

TIFFANY R. ADDISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Exp. March 21, 2009

Map & Parcel: **120-01-0-119**

NEW OWNER: Brian Schiff
1243 SATURN Dr.
NASHVILLE, Tennessee 37218

SEND TAX BILLS TO: Brian Schiff
P.O Box 1526
Antioch, TN 37011-1526