Revised 01/02/92
TN (Conventional)

Davidson County DEEDWARR
Recvd: 09/30/05 08:17 2 pgs
Fees:13.00 Taxes:249.75
20050930-0117407

REO No. A056218

SPECIAL WARRANTY DEED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) ss.

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 Stephen Goeller 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 Number 15 on the Plan of James J. Pryors Heirs Subdivision of Lots 19 and 20 in Brownsville, of record in Plat Book 843, at Page 41, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Federal National Mortgage Association by Trustees's Deed from Christopher L. Palmer, Successor Trustee, recorded on 7/22/05 as Instrument No 20050722-0085715, Register's Office for Davidson County, Tennessee.

The property is commonly known as 1509 Mckennie Ave., Nashville, TN 37206.

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, Stephen Goeller, and their assigns, forever.

Grantee, Stephen Goeller, whose address 1509 Mckennie Ave., Nashville, TN 37206, 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 29th day of September, 2005.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____
Donna Ghassemi, Vice President

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** 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 29th day of September, 2005.

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

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

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

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $67,500.00.

Stephen Goeller
Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 29th 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: **083-02-0-232.00**

NEW OWNER: Stephen Goeller
1509 Mckennie Ave.
Nashville, Tennessee 37206

SEND TAX BILLS TO: Bancorpsouth Bank
5217 Maryland Way
Brentwood, TN 37027