Davidson County DEEDWARR
Recvd: 08/01/07 16:18 3 pgs
Fees:18.00 Taxes:388.50
20070801-0091630

Revised 01/02/92
TN (Conventional)

REO No. A069370

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 Joseph Daniel Woods, an unmarried person 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(s) 24, as shown on the map entitled Archwood Acres, Section 2, of record in Plat Book 2331, page 12, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to FEDERAL NATIONAL MORTGAGE ASSOCIATION by deed from AARON SQUYRES AS SUCCESSOR TRUSTEE of record as Instrument No. 200611170142810, dated November 14, 2006, Register's Office for Davidson County, Tennessee.

The property is commonly known as 909 Roosevelt Avenue, Madison, TN 37115.

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, Joseph Daniel Woods, an unmarried person, and their assigns, forever.

Grantee, Joseph Daniel Woods, an unmarried person, whose address 909 Roosevelt Avenue, Madison, TN 37115, 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 31st day of July 2007.

(CORPORATE SEAL)

FEDERAL NATIONAL MORTGAGE ASSOCIATION

By: _____
Teresa M. Foley, 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 **Teresa M. Foley** 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 31st day of July 2007.

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

SHERYL MARTIN
Notary Public, State of Texas
My Commission Expires 02-16-09

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 $105,000.00.

Joseph D. Woods
Affiant

SUBSCRIBED AND SWORN BEFORE ME THIS 31st DAY OF May 2007.

Notary

KEVIN LAMONT MOORE
STATE OF TENNESSEE NOTARY PUBLIC
CHEATHAM COUNTY
My Commission Expires March 9, 2010

My Commission Expires: March 9, 2010

Map & Parcel: 043-11-0-048.00

NEW OWNER: Joseph Daniel Woods, an unmarried person
909 Roosevelt Avenue
Madison, Tennessee 37115

SEND TAX BILLS TO: PHH Mortgage Corp. dba InstaMortgage.com
3000 Leadenhall Road
Mt. Laurel, NJ 08054

I, LaDarrell T. Colbert, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Anne Wilson, a notary public for this country and state, (LaDarrell T. Colbert) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Signature

MY COMMISSION EXPIRES: _____

Notary's Seal (If on paper)

BRENDA ANNE WILSON
NOTARY PUBLIC FOR STATE OF TENNESSEE
DAVIDSON COUNTY, TN
My Commission Exp. SEPT 22, 2007