Davidson County DEEDWARR
Recvd: 11/20/08 10:22 3 pgs
Fees:18.00 Taxes:869.50
20081120-0114245

After Recording Return To:
SL# 1704443
Loan#: 319022498
Service Link
4000 Industrial Boulevard
Aliquippa, PA 15001

This Instrument Prepared under the supervision of:
M. Powell, Esquire BOPR# 5372
By Law's Specialty Group, Inc.
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300
PREPARER NOT RESPONSIBLE FOR CLOSING

Map & Parcel:
180040A1700000

SPECIAL WARRANTY DEED

Property Owner:
PATRICIA DIANNE SEARFOSS
3348 Hickory Run
Nashville, TN 37211

Send Tax Bills To:
PATRICIA DIANNE SEARFOSS
3348 Hickory Run
Nashville, TN 37211

Person or Entity Responsible For Payment of Taxes:
Same as Property Owner

THIS INDENTURE, made this 10 day of November, 2008, between FEDERAL HOME LOAN MORTGAGE CORPORATION with a business address of 5000 Plano Parkway, Carrollton, Texas 75010, ("**GRANTOR**"), and PATRICIA DIANNE SEARFOSS, a single woman, residing at 3348 Hickory Run, Nashville, Tennessee 37211. ("**GRANTEE**").

WITNESSETH

That Grantor, for and in consideration of the sum of One Dollar ($1.00) in hand paid by Grantee, the receipt of which is hereby acknowledged, has granted, bargained, sold and conveyed, and does hereby grant, bargain, sell and convey unto Grantee the following described premises of real property, to wit:

BEING LOT NO. 91 ON THE PLAN OF HIGHLAND CREEK, SECTION FIVE, A PLANNED UNIT DEVELOPMENT OF RECORD IN

INSTRUMENT NO. 20040915-0111296, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

THIS CONVEYANCE IS MADE SUBJECT TO ALL RESTRICTIONS, EASEMENTS, RIGHTS OF WAY, COVENANTS AND CONDITIONS CONTAINED IN THE DEEDS FORMING THE CHAIN OF TITLE TO THIS PROPERTY.

BEING THE SAME PROPERTY AS CONVEYED FROM NATIONWIDE TRUSTEE SERVICES, INC. SUBSTITUTE TRUSTEE TO FEDERAL HOME LOAN MORTGAGE CORPORATION, AS SET FORTH IN INST# 20080723-0075472, DATED 07/17/2008, RECORDED 07/23/2008 IN DAVIDSON COUNTY RECORDS, TENNESSEE.

Property Address: 3348 Hickory Run, Nashville, Tennessee 37211

The above description is the same as the previous deed of record, no boundary survey having been made at the time of this conveyance.

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance.

TO HAVE AND TO HOLD the above described premises of real property together with all right, title, interest, hereditaments and appurtenances thereto appertaining unto Grantee. Grantor covenants with the said Grantee that it is lawfully seized and possessed of the Property in fee simple, has a good right to convey it, and the same is free from all encumbrances made or suffered by Grantor except to the extent otherwise set forth herein, and as to the lien for any city and county property taxes which are assumed by Grantee.

Wherever used herein, the singular number shall include the plural, and the plural the singular, as required. The use of any gender shall include all genders and the neuter.

Grantor does further covenant and bind itself, and its successors and assigns, to warrant and forever defend the title to the Property to the said Grantee against the lawful claims of all persons claiming by, through or under the Grantor, but no further or otherwise.

IN WITNESS WHEREOF, Grantor has executed this Deed on the date set forth above.

Signed, sealed and delivered in our presence:

ATTEST

Dawn Holly
First Witness

Dawn Holly
Print Name

Second Witness

Terra West
Print Name

FEDERAL HOME LOAN MORTGAGE CORPORATION by Chicago Title Insurance Company doing business as Service Link as Attorney-In-Fact

BY: _____

ITS: Scott Kistner V.P.

It's Attorney-in-fact, pursuant to Power of Attorney recorded on February 7, 2006 in Official Records Document No. 20061207-0151393 of the Public Records of Davidson County, TN.

STATE OF Pennsylvania } **COUNTY OF** Beaver }

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 10th day of Nov., 2008, the undersigned authority, personally appeared Scott Kistner, who is the VP of Chicago Title Insurance Company doing business as Service Link as Attorney-in-Fact for FEDERAL HOME LOAN MORTGAGE CORPORATION, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown ID as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded at Document No. 20061207-0151393 in the office of the Register of Deeds for Davidson County, Tennessee on the 7th day of February, 2006 and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Bobbi J. Moskal, Notary Public
Plymouth Twp., Montgomery County
My Commission Expires April 19, 2011
Member, Pennsylvania Association of Notaries

Bobbi J. Moskal Bobbi J. Moskal
NOTARY PUBLIC
My Commission Expires Apr. 19, 2011

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $235,000.00.

Affiant

Terra West

Subscribed and sworn to before me
this 13 day of Nov 2008, 2008.

NOTARY PUBLIC My Commission Expires: 4-27-2010

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Apr. 27, 2010
Member, Pennsylvania Association of Notaries

The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein. Information contained in this instrument was provided to preparer by an agent for said Grantor and/or Grantee. No title search was performed on the subject property by this preparer. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. No boundary survey was made at the time of this conveyance. **PREPARER IS NOT RESPONSIBLE FOR CLOSING, the collection of taxes nor the recording of this instrument. The conveyance amount was provided to preparer by agent for Grantor.**