Revised 01/02/92
TN (Conventional)

FannieMae#1679360401

STATE OF TENNESSEE) ss.
COUNTY OF DAVIDSON

SPECIAL WARRANTY DEED

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, a corporation organized under and existing pursuant to the laws of the United States, does hereby bargain, sell, transfer and convey unto UNITED GUARANTY RESIDENTIAL INSURANCE COMPANY, 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:

The property is commonly known as 2867 LYNCREST DRIVE NASHVILLE, TN 37214 and is more particularly described in Exhibit A attached hereto and made a part hereof by this reference.

Being the same property conveyed to said Federal National Mortgage Association by Trustee's Deed of Record in the Register's Office in Book _____, Page _____, _____ County, Tennessee,

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, UNITED GUARANTY RESIDENTIAL INSURANCE COMPANY and their assigns, forever.

Grantee, UNITED GUARANTY RESIDENTIAL INSURANCE COMPANY 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 17TH day of AUGUST 2007.

FEDERAL NATIONAL MORTGAGE ASSOCIATION

(CORPORATE SEAL)

By: Lori R. Elder

LORI R. ELDER Vice President

STATE OF TEXAS) ss.
COUNTY OF DALLAS)

Before me, BERTHA POTTS, a Notary Public within and for the State and County aforesaid, personally appeared LORI R. ELDER with whom I am personally acquainted, and who, upon oath, acknowledged herself to be the Vice President of the Federal National Mortgage Association, the within named party, a corporation, and that she 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 herself as Vice President.

Witness my hand and seal at office, this 17TH day of AUGUST 2007.

Bertha A. Potts

Notary Public, Texas at Large
My Commission Expires:

(SEAL)

BERTHA A. POTTS
Notary Public, State of Texas
My Commission Expires 04-01-08

This instrument was prepared by:
Office of Regional Counsel
Federal National Mortgage Assn
INTERNATIONAL PLAZA II
14221 DALLAS PARKWAY
DALLAS, TX 75254

Davidson County DEEDWARR
Recvd: 02/11/09 13:48 2 pgs
Fees:13.00 Taxes:185.00

20090211-0011980

RETURN TO:
Taylor Title & Escrow, Inc.
51 Century Blvd., Suite 130
Nashville, TN 37214

Exhibit "A"
Legal Description

A CERTAIN TRACT OR PARCEL OF LAND, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

That certain property located and situated in Davidson County, Tennessee, and more particularly described as follows, to-wit: Being Lot no. 13 on the plan of Twin Lawn, Section Two, of record in Book 2854, page 44, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Federal National Mortgage Association, by deed of record in Instrument No. 20070425-00491985, Register's Office for Davidson County, Tennessee.

Actual consideration for Tennessee recording tax purposes is $50,000.00.

United Guaranty Residential Insurance Company is responsible for the payment of real property taxes on subject property.

MAP/PARCEL: 096-13-0/119.00

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$50,000.00

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF Feb 20 09

Deputy Register