BILL GARRETT, Davidson County
Trans:T20090040830 DEEDWARR
Recvd: 06/18/09 14:25 3 pgs
Fees:18.00 Taxes:648.43
20090618-0056913

Commitment Number: 1828001
Seller's Loan Number: 445978597

After Recording Return To:

ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa, PA 15001
(800) 439-5451

This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249 (513) 247-9605 Fax: (866) 611-0170

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
142070F044.00

SPECIAL/LIMITED WARRANTY DEED

FEDERAL HOME LOAN MORTGAGE CORPORATION, whose mailing address is **5000 Plano Parkway, Carrollton, TX 75010**, hereinafter grantor, for $175,250.00 (One Hundred and Seventy-Five Thousand Dollars and Two Hundred and Fifty Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **Jeremy D. Rowlett** and **Andrea J. Rowlett, Husband and Wife**, hereinafter grantee, whose tax mailing address is **7252 Highway 70 S. Nashville, TN 37221**, the following real property:

All that certain parcel of land situate in the County of Davidson, State of Tennessee, more particularly described as follows: Land in Davidson County, Tennessee, being Lot Number 44, Unit Number 1006, of Bellevue Commons Town Homes, created under Title 66, Chapter 27, Section 101, et seq., as established by a Master Deed recorded as Instrument No. 20000720-0071772, rerecorded as Instrument No. 20000828-0084760, said Register's Office, together with an undivided percentage interest in the common elements appurtenant to said unit. Reference is hereby made to the Site Plan of Bellevue Commons, as set forth in said Master Deed for a more complete identification and location of said Unit. Being the same property as conveyed from Shellie Wallace, as Successor Trsutee and Greg Ivester as Co-Trustee, to Federal Home Loan Mortgage Corporation, as described in Document No. 20090126-0006261, Dated 1/21/09, Recorded 1/26/09 in DAVIDSON County Records.

Property Address is: 7252 Highway 70 S. Nashville, TN 37221

Seller makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to, and excepted from the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

20070620-0073585

Prior instrument reference: ~~20061207-0151393~~

Executed by the undersigned on June 3, 2009:

David Stemmetz

FEDERAL HOME LOAN MORTGAGE CORPORATION
By: Chicago Title Insurance Company dba ServiceLink

Its: Attorney in Fact Power of Attorney recorded on 12-7-2006 in Doc# 20061207-0151393

STATE OF Pennsylvania
COUNTY OF Beaver

The foregoing instrument was acknowledged before me on June 3, 2009 by David Stemmetz its VP on behalf of **FEDERAL HOME LOAN MORTGAGE CORPORATION, by Chicago Title Insurance Company dba ServiceLink, its Attorney in Fact**, who is personally known to me or has produced Personally Known as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Carla M. Ceravolo, Notary Public
Moon Township, Allegheny County
My Commission Expires March 30, 2010

Carla M Ceravolo
Notary Public
Carla M Ceravolo

Maximum principal indebtedness for Tennessee recording tax purposes is $175,250.00.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of Pennsylvania
County of Beaver

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $175,250.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 3rd day of June, 2009.

Affiant

David Steinmetz
Type or Print Name

(Seal)

Carla M Ceravolo
Notary Public

My commission expires:

3-30-10

Carla M Ceravolo
Type or Print Name

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Carla M. Ceravolo, Notary Public
Moon Township, Allegheny County
My Commission Expires March 30, 2010

Carla M Ceravolo