BILL GARRETT, Davidson County
Trans:T20090052097 DEEDWARR
Recvd: 08/03/09 09:04 3 pgs
Fees:18.00 Taxes:295.63
20090803-0072161

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, D-220
Little Rock, Arkansas 72211
V1000-1633
640052

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 5th day of June, 2009, by Federal Home Loan Mortgage Corporation, Grantor, by its duly authorized attorney in fact, National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services ("FAACS").

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Kayla B. Mitchell, an unmarried woman, and Terry R. Mitchell and Lori J. Mitchell, husband and wife, Grantees, the following land in Davidson County, Tennessee:

Being all of Unit No. 6, Oak Grove Townhomes, according to survey and plat of same appearing of record in Instrument No. 200211260146722, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details as to location and description of said lot.

This conveyance is subject to the Master Deed, Bylaws and Charter of record in Instrument No. 200209300118631; to the right of way easement of record in Book 3843, page 727, and, to any and all other matters as shown on plat of record in Instrument No. 200211260146722, of the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed March 11, 2009 as Instrument No. 20090311-0021809 in said Register's Office.

Commonly known as: 2940 Baby Ruth Lane Unit 6, Antioch, TN 37013.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Grantees and unto their heirs and assigns forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor hereby binds itself to warrant and defend the title as against all acts of the Grantor herein and no other.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

Federal Home Loan Mortgage Corporation, by its duly authorized attorney in fact, National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services (FAACS)

POA recorded in Instrument No. 20050907-0107449

BY: _____

ITS: Maria Pereira
Authorized Signer

Acknowledgment

State of California
)ss.
County of Orange

On this day before me, a Notary Public, personally appeared Maria Pereira, **to me personally well-know, who acknowledged that he/she is the** Authorized Signer **of National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services (FAACS), as attorney-in-fact for Federal Home Loan Mortgage Corporation, a corporation, and that he/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such attorney-in-fact by himself/herself as such officer.**

Witness my hand and seal this 5 **day of** June, 2009.

_____
Notary Public

ANTHONY PHAN
Commission # 1848440
Notary Public - California
Orange County
My Comm. Expires Jun 4, 2013

My commission expires:
6/4/13
(Seal)

State of TENNESSEE

)ss.

County of WILLIAMSON

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $79,900.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 31ST day of July, 2009.

Notary Public

My commission expires:

07/16/2011

(Seal)

CHRISTY A DELK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

MY COMMISSION EXPIRES:
7-16-2011

Property owner and party responsible for payment of taxes:
Kayla B. Mitchell
441 Corders Crossroads Road
Fayetteville, TN 37334

Map No. 163-11-0-E-033.00

Return to:
Associates Closing & Title
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211