Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V635-3364
A09040R

BILL GARRETT, Davidson County
Trans:T20090058421 DEEDWARR
Recvd: 08/26/09 09:54 3 pgs
Fees:18.00 Taxes:461.95
20090826-0080237

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 22nd day of July, 2009, by Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America, Grantor, by Wilson & Associates, P.L.L.C., its duly authorized attorney in fact.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Lisa Jackson, unmarried Grantee, the following land in Davidson County, Tennessee:

Being Lot 802, Final Plat, Calumet-Phase Eight, of record in Book 9700, Page 736, Register's Office, Davidson County, Tennessee.

Subject to declaration of covenants, conditions, and restrictions of record in book 10848, page 873; by laws in Book 11356, page 224; and Charter in Book 11356, Page 218, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed filed for record on 3/5/09 as instrument 20090305-0019850.

Commonly known as: 4108 Pleasant Colony Drive, 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 Grantee and unto her 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 National Mortgage Association ("Fannie Mae")
By Wilson & Associates, PLLC, it's duly authorized attorney-in-fact

POA recorded instrument number 20090520-0046582

BY: _____
Jason Mangrum, Partner

Acknowledgment

State of Tennessee
)ss.
County of Williamson

On this day before me, a Notary Public, personally appeared Jason Mangrum, to me personally well-known (or proved to me on the basis of satisfactory evidence), who acknowledged that he is a Partner of Wilson & Associates, P.L.L.C., a professional limited liability company, which is the duly authorized attorney-in-fact for Fannie Mae A/K/A Federal National Mortgage Association, organized and existing under the laws of the United States of America, which is the within named bargainor, and that he, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained in behalf of Wilson & Associates, P.L.L.C., as attorney-in-fact for Fannie Mae A/K/A Federal National Mortgage Association, and acknowledged that he executed the same as the free act and deed of Fannie Mae A/K/A Federal National Mortgage Association.

Witness my hand and seal this 22nd **day of** July, 2009.

_____
Notary Public

My commission expires: 10/31/2011

HEATHER L. CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY

State of TENNESSEE
)ss.
County of Davidson

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, $ 124,851.00 , 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 25th **day of** August, 2009

Notary Public

My commission expires: 1-9-12

ANITA LESTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

(Seal)

Property owner and party responsible for payment of taxes:
~~Lisa Jackson~~
PrimeLending
18111 Preston Rd., Ste. 900
Dallas, TX 72525

Map No. 150 14 0A 118.00

New Owner
Lisa Jackson
4108 Pleasant Colony Drive
Antioch, TN 37013

Return to:

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