Davidson County DEEDWARR
Recvd: 10/07/09 15:58 5 pgs
Fees:28.00 Taxes:388.50
20091007-0093507

Commitment Number: 1971716
Seller's Loan Number: 494885696

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

New Property Owner/Mail Tax Statements To:
Wei Zheng and **Xiao Ou Shu**, 3676 Richbriar Circle Nashville, TN 37211

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
14704012400

SPECIAL/LIMITED WARRANTY DEED

Federal Home Loan Mortgage Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for $105,000.00 (One Hundred and Five Thousand Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **Wei Zheng** and **Xiao Ou Shu** hereinafter grantees, whose tax mailing address is **3676 Richbriar Circle, Nashville, TN 37211**, the following real property:

husband and wife @

All that certain parcel of land situated in the County of Davidson, State of Tennessee, being known and designated as follows: PART OF LOT NO. 298 ON THE PLAN OF HILLBROOK, SECTION 5, OF RECORD IN BOOK 3700, PAGE 73, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION. SAID DESCRIPTION IS INCORPORATED HEREIN BY REFERENCE THE SAME AS IF COPIED FULLY HEREIN VERBATIM. EXCEPTING THEREFROM THAT PORTION THEREOF LYING WITHIN THE BOUNDARIES OF THE PROPERTY CONVEYED TO THE

METROPOLITAN GOVERNMENT BY INSTRUMENT OF RECORD IN BOOK 4099, PAGE 429, SAID REGISTER'S OFFICE, FOR THE WIDENING OF HARDING PLACE. Being the same property as conveyed from Nationwide Trustee Services, Inc., Substitute Trustee to Federal Home Loan Mortgage Corporation as described in Deed Inst. 20090604-0051798 Recorded 6/4/2009, Davidson County Records. Tax/Parcel ID: 14704012400 Property Address is: 3676 Richbriar Circle, Nashville, TN 37211

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 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 grantees forever.

Prior instrument reference: **20090604-0051798**

Executed by the undersigned on September 17, 2009:

Federal Home Loan Mortgage Corporation by Chicago Title Insurance Company, DBA ServiceLink As Attorney-in-Fact

By: David Steinmetz

Its: Asst Vice-President

POA recorded 12/7/2006
Inst # 20061207-0151393
in Davidson County.

STATE OF PA
COUNTY OF Beaver

The foregoing instrument was acknowledged before me on September 17th, 2009 by David Steinmetz its AVP on behalf of **Federal Home Loan Mortgage Corporation by Chicago Title Insurance Company, DBA ServiceLink As Attorney-in-Fact**, who is personally known to me or has produced _____ 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.

NOTARIAL SEAL
James A. Grier, Notary Public
Cranberry Twp., Butler County
My commission expires June 1, 2010

Notary Public
James A Grier

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

State of PA
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 $105,000, 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 17th day of September, 2009.

Affiant

David Steinetz
Print Name

(Seal)

NOTARIAL SEAL
James A. Grier, Notary Public
Cranberry Twp., Butler County
My commission expires June 1, 2010

Notary Public

My commission expires:

6/1/10

James A Grier
Print Name

True Copy Certification

I, Terri Baker, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of PA

County of Beaver Melanie Miller ~~Terri Baker~~ MM

Personally appeared before me, [Name of Notary], a notary public for this county and state, [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Terri Baker

Notary's Signature

My Commission Expires: 4/27/2010

Notary' Seal (if on paper)

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