Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V635-3260
A090B25

Davidson County DEEDWARR
Recvd: 11/16/09 16:28 4 pgs
Fees:23.00 Taxes:791.80
20091116-0105585

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 21st day of September, 2009, by Federal National Mortgage Association ("Fannie Mae"), 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 Myron Dino Allen and Beverly Rucker Allen, Grantees, the following land in Davidson County, Tennessee:

Being Lot No.41, on the plan of Phase Two Heritage Meadows, of record in Plat Book 9700, page 525, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed filed May 21, 2009 as Instrument No. 20090521-0046628 in the Register's Office of Davidson County, Tennessee.

Commonly known as: 1232 Andrew Donelson Drive, Hermitage, TN 37076.

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.

Federal National Mortgage Association ("Fannie Mae"), by Wilson & Associates, P.L.L.C., its duly authorized attorney in fact,

POA recorded as Instrument No. 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, who acknowledged that he is a Partner of Wilson & Associates, P.L.L.C., a corporation, as duly authorized attorney-in-fact for Federal National Mortgage Association ("Fannie Mae"), a corporation, and that he, 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 as such officer.

Witness my hand and seal this 21st day of September, 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

State of Tennessee

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, $214,000.00, 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 30th day of October, 2009.

Notary Public

My commission expires:

June 20, 2011
(Seal)

MICHELLE LEE REYNOLDS
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Property owner and party responsible
for payment of taxes:
Myron Dino Allen and Beverly Rucker Allen
1232 Andrew Donelson Drive
Hermitage, TN, 37076

Map No. 075-11-0A-052.00

Return to:

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

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am 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.

Custodian

Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Michelle Lee Reynolds, a notary public for this county and state, Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: June 20, 2011