Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V635-4291
A091324

BILL GARRETT, Davidson County
Trans:T20090086601 DEEDWARRSP
Recvd: 12/28/09 10:18 3 pgs
Fees:18.00 Taxes:577.20
20091228-0117115

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 4th day of December, 2009, by Federal National Mortgage Association (Fannie Mae), Grantor, by Wilson & Associates, PLLC., its duly authorized attorney in fact.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Reda Moussa and Mageda Makramalla, husband and wife, Grantees, the following land in Davidson County, Tennessee:

> **Land in Davidson County, Tennessee, being Lot 143 on the plan of Lakeside Cove at Percy Priest, Phase 3, of record in Instrument Number 20060825-0105210, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate deception thereof.**
>
> **Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed filed November 6, 2009 as Instrument No. 20091106-0102640 in the Register's Office for Davidson County, Tennessee.**
>
> **Commonly known as: 5152 Sunsail 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 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: _____
Randall S. Bueter, Partner

Acknowledgment

State of Arkansas
}s.
County of Pulaski

On this day before me, a Notary Public, personally appeared Randall S. Bueter, to me personally well-known, who acknowledged that he is a Partner of Wilson & Associates, PLLC, a corporation, as duly authorized attorney-in-fact for Federal National Mortgage Association (Fannie Mae), 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 4 **day of December, 2009.**

_____
Notary Public

My commission expires:

10/18/15
(Seal)

ERICA Y. SORRELLS
Pulaski County
My Commission Expires
October 18, 2015

State of TN

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, $156,000.00, 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 24th day of December, 2009.

Notary Public

My commission expires: 10/31/2011

(Seal)

HEATHER L. CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY

Property owner and party responsible for payment of taxes:
Reda Moussa
5152 Sunsail Drive
Antioch, TN, 37013

Map No. 151 09 0B 185.00

Return to:

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