Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-2031
670595

BILL GARRETT, Davidson County
Trans:T20100001218 DEEDWARRSP
Recvd: 01/07/10 09:48 3 pgs
Fees:18.00 Taxes:739.63
20100107-0001411

# SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 22nd day of December, 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 Shawn Cushen, married, and Valerie Storey, his wife, Grantees, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 433 on the Final Plat of Riverwalk, Phase 3-B, as of record in Instrument No. 20060106-0002328, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed July 20, 2009 as Instrument No. 20090720-0068023, Register's Office of Davidson County, Tennessee.

Commonly known as: 7120 Riverfront Drive, Nashville, TN 37201.

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 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 as Instrument No. 20050907-0107449

BY: _____

ITS: _____

Acknowledgment

State of Texas )ss.
County of Collin

On this day before me, a Notary Public, personally appeared Jamey Davis, to me personally well-known, who acknowledged that he/she is the _____ of National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services ("FAACS"), a corporation, as duly authorized 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 22 day of December, 2009.

_____
Notary Public

My commission expires: 2/8/12
(Seal)

ISSA WILSON
Notary Public, State of Texas
My Commission Expires
February 08, 2012

**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, $199,900.00, 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 5TH day of January, 2010.**

**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:**
**Shawn Cushen and Valerie Storey**
7120 Riverfront Drive
Nashville TN 37221

**Map No. 126-16-0A-458.00**

**Return to:**

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