BILL GARRETT, Davidson County
Trans: T20100003984 DEEDWARRSP
Recvd: 01/21/10 10:03 4 pgs
Fees: 23.00 Taxes: 439.93
20100121-0005154

Commitment Number: 2051598
Seller's Loan Number: 480686998

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:
Julian P Davis, 121 Larchmont Drive, Madison, TN 37115

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER 04311015700

SPECIAL/LIMITED WARRANTY DEED

Federal Home Loan Mortgage Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for $118,900.00 (One Hundred and Eighteen Thousand Dollars and Nine Hundred Dollars and No Cents) in consideration paid, grants with covenants of limited warranty to **Julian P. Davis**, hereinafter grantee, whose tax mailing address is **121 Larchmont Drive, Madison, TN 37115**, the following real property:

unmarried

All that certain parcel of land situate in the County of Davidson, State of Tennessee, more particularly described as follows: Being Lot No. 17 on the Revised Plan of Myatt-Eagan Subdivision of Lots 2 and 3 of the Anderson Estates, as of record in Book 1424, page 123, Register's Office for Davidson County, Tennessee, as shown on Second Revised Plan of said Subdivision, of record in Book 1424, page 150, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot. Being the same property as conveyed from Stewart Building Group, LLC to Jamie Anderson and Carl Ray Rabotte, Jr., both unmarried as joint tenants with right of survivorship, as described in Document No. 20071004-0118432, Dated 10/01/2007, Recorded

Executed by the undersigned on NOV 30th, 2009:

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

By: Daniel J Katella

Its: Assistant vice president
Daniel J Katella

+ POA recorded 12-7-06
doc # 200612070151393
Davidson County

STATE OF Pennsylvania
COUNTY OF Allegheny

The foregoing instrument was acknowledged before me on NOV 30th, 2009 by Daniel J Katella 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.

Carla M. Ceravolo
Notary Public Carla M Ceravolo
my comm exp: 3-30-2010

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Carla M. Ceravolo, Notary Public
Moon Township, Allegheny County
My Commission Expires March 30, 2010

Maximum principal indebtedness for Tennessee recording tax purposes is 118900.00.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of Pennsylvania
County of Allegheny

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $118900.00 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 30th day of November, 2009.

Rhonda B Hricik
Affiant

Rhonda B Hricik
Print Name

(Seal)

Carlam Ceravolo
Notary Public

My commission expires:

3-30-10

Carlam Ceravolo
Print Name

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Carla M. Ceravolo, Notary Public
Moon Township, Allegheny County
My Commission Expires March 30, 2010

10/04/2007 in DAVIDSON County Records. Tax/Parcel ID: 04311015700
Property Address is: 121 Larchmont Drive, Madison, TN 37115

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

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 grantee forever.

Prior instrument reference: **20071004-0118432** recorded 09-23-2009

A Power of Attorney relating to the above-described property was recorded on 12/07/2006 at Document Number: 20061207-0151393.

Being the same Property conveyed to the Grantor by Deed recorded as instrument # 20090923-0088542