BILL GARRETT, Davidson County
Trans:T20100005203 DEEDWARRSP
Recvd: 01/27/10 09:11 3 pgs
Fees:18.00 Taxes:162.80
20100127-0006752

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-2367
696559

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 19th day of January, 2010, 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 Joe Lucious Fitzgerald, Grantee, the following land in Davidson County, Tennessee:

> Being Lot Number 41 on the Plan of Cumberland Gardens Section Five, as of record in Book 3300, page 37, Register's Office for said County. Beginning at a point in the North margin of Aspen Drive, at the common corner of Lot Numbers 40 and 41, thence With the line between Said Lots, northerly 90 feet to a corner to Lot Number 42, thence with the line between Lots 41 and 42, easterly 70.2 feet to the west margin of Salem Mason Drive, thence With the margin of the same southerly 51.1 feet to the beginning of a curve, thence around Said curve, southwesterly 39.27 feet to the north margin of Aspen Drive, thence with the margin of same, westerly 40 feet to the point of beginning.
>
> This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307, or other similar statute.
>
> Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed October 3, 2009 as Instrument No. 20091030-0100525 in the Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 2600 Aspen Drive, Nashville, TN 37208.

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 Grantee and unto his 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 on the day and year first above written.

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: VP

Acknowledgment

State of Texas

County of Dallas

Jamey Davis

On this day before me, a Notary Public, personally appeared _____, to me personally well-known, who acknowledged that he/she is the VP 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 19 day of January, 2010.

_____
Notary Public

My commission expires:
9-3-11
(Seal)

M. POGUE
MY COMMISSION EXPIRES
September 3, 2011

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, $44,000.00, 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 26th 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:
Joe Lucious Fitzgerald
2703 Aspen Drive
Nashville, TN 37208

Map No. 081-06-0-075.00

Return to:

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