BILL GARRETT, Davidson County
Trans:T20100007341 DEEDWARRSP
Recvd: 02/05/10 09:50 3 pgs
Fees:18.00 Taxes:684.50
20100205-0009263

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-2360
5505742

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 12th 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 John Howard and Robert Kincaid, Grantees, the following land in Davidson County, Tennessee:

Being Lot No. 12 on the Plan of Cheekwood Estates, as of record in Book 2663, page 103 Register's Office for said County, described as follows:

Beginning at a point in the southerly margin of Cheek Road, the common corner of Lots Nos. 11 and 12, on said Plan; thence westwardly along the southerly margin of Cheek Road 155.9 feet to a concrete monument, the beginning of a curve; thence around said curve southwesterly 32.6 feet to a concrete monument in the easterly margin of Highway 100; thence southwardly along the easterly margin of said Highway 100, 189.9 feet to a concrete monument, the common corner of Lots No.s 12 and 13; thence along the line between said lots eastwardly 167.0 feet to a point, the common rear corner of Lots Nos. 11 and 12; thence along the line between said lots northwardly 252.0 feet to the point of beginning.

This conveyance is made subject to restrictive covenants contained in instrument of record in Book 2859, page 492, Register's Office for Davidson County; Owner's Certificate, minimum building setback lines and utility easement as shown on Plan of record in Book 2663, page 103, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed November 17, 2009 as Instrument No. 20091117-0105781 in the Register's Office for Davidson County, Tennessee.

Commonly known as: 101 Cheek Road, Nashville, TN 37205.

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 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 in instrument # 20050907-0107449

BY: Charlotte Elliott

ITS: Charlotte Elliott V.P.

Acknowledgment

State of Texas
)ss.
County of Collin

On this day before me, a Notary Public, personally appeared Charlotte Elliott, to me personally well-known, who acknowledged that he/she is the V.P. of National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services ("FAACS"),, a corporation, as 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 12 day of January, 2010.

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

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, $185,000.00, 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 4TH day of February, 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:
John Howard and Robert Kincaid
7516 Hwy 70 South Suite 100
Nashville, TN 37221

Map No. 129-12-0-112.00

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