BILL GARRETT, Davidson County
Trans:T20100009151 DEEDWARR
Recvd: 02/16/10 12:00 3 pgs
Fees:18.00 Taxes:295.63
20100216-0011737

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-1502
635800

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 31st 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 Dorman H. Kepple and Margaret Kepple, husband and wife, Grantees, the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 15 of Block "B" on Map of Cedarcrest Estates, as shown on plat of record in Book 974, Page 15, in the Register's Office of Davidson County, Tennessee, to which plat referenced is hereby made for a more particular description.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Substitute Trustee's Deed filed February 9, 2009 as Instrument No. 20090209-0011303 in the Register's Office of Davidson County, Tennessee.

Commonly known as: 690 Bixler Avenue, Madison, TN 37115.

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 as Instrument No. 20050907-0107449

BY: _____

ITS: V.P.

Acknowledgment

State of Texas

ss.

County of Dallas

On this day before me, a Notary Public, personally appeared Mark Vla, 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 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 31 day of December, 2009

_____

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, $79,900.00, 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 11TH 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:
Dorman H. Kepple and Margaret Kepple
690 Bixler Avenue
Madison TN 37115

Map No. 043-05-0-233.00

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