Return to:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212
G-KU-10-5845

BILL GARRETT, Davidson County
Trans:T20100025585 DEEDWARRSP
Recvd: 04/29/10 11:12 3 pgs
Fees:18.00 Taxes:468.98
20100429-0032598

Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-2477
5643074

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 19th day of March, 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 Jonathan Caldwell and Bethany Schofield,** Grantee, the following land in Davidson County, Tennessee: ** Tenants In Common with Right of Survivorship

A certain tract or parcel or land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 62 on the plan of Townhomes of Shadow Glen as shown on the exhibit to the Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20040315-0029248; Instrument No. 20040317-0030572
Instrument No. 20040720-0086706;
Register's Office for said County.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed January 15, 2010 as Instrument No. 20100115-0003758 in the Register's Office for Davidson County, Tennessee.

Commonly known as: 5845 Nolensville Pike Apt 205, Nashville, TN 37211.

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 in instrument #20050907-0107449

BY: _____

ITS: Charlotte Elliott V.P.

Acknowledgment

State of Texas

)ss.

County of Dallas

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 19 day of March, 2010.

_____
Notary Public

My commission expires:

5·28·2012
(Seal)

JUSTIN S. JUNG
Notary Public, State of Texas
My Commission Expires
May 28, 2012

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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, $ 126,750.00 **, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.**

Carl Tusk

Grantee or Agent of Grantee

Subscribed and sworn to before me this 23RD **day of** APRIL , 2010 .

Dana Delworth

Notary Public

My commission expires:

01/07/2013

(Seal)

DANA DELWORTH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Property owner ~~and party responsible~~ for payment of taxes:
Jonathan Caldwell
Bethany Schofield
5845 Nolensville Pk #205
Nashville, TN 37211

Map No. 161-16-0A-062.00

Return to:

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

SEND TAX BILLS TO:

Franklin Synergy Bank
3301 Aspen Grove Drive
Suite 200
Franklin, TN 37067