Davidson County	DEEDWARRSP
Recvd: 05/05/10 08:24	5 pgs
Fees:28.00 Taxes:678.95	
20100505-0033807	

Commitment Number: 2164627
Seller's Loan Number: 720378

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:
June Manning, 2105 Argo Pl, Nashville TN 37211

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
172150A20100CO

SPECIAL/LIMITED WARRANTY DEED

Federal Home Loan Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for $183,500.00 (One Hundred and Eighty-Three Thousand Dollars and Five Hundred Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **June*Manning;**for their joint lives, with the remainder to the survivor of them, hereinafter grantee, whose tax mailing address is **2105 Argo Pl., Nashville TN 37211**, the following real property:

*D. ** married

All that certain parcel of land situate in the County of Davidson, State of Tennessee more particularly described as follows:

Being Lot No. 150 on the Plan of Hold Woods, Section 11, a Planned Unit Development, of record in Plat Book 9700, page 408, Register's Office for Davidson County, Tennessee, to which said Plat reference is hereby made for a complete legal description.

Being the same property as conveyed from Jeffrey Hammonds and wife, Vershon Hammonds to Todd R. Snyder, as described in Document No. 20030506-0060133, Dated

4/24/03, Recorded 5/6/03 in DAVIDSON County Records. And further conveyed to Federal Home Loan Mortgage Corporation by Substitute Trustee's Deed dated January 14, 2010 from Patrick A. Taggart as substitute Trustee of record in Instrument No. 20100120-0004798, Register's Office for said County.

Tax/Parcel ID: 172150A20100CO

Property Address is: 2105 Argo Pl., Nashville TN 37211.

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: **20100120-0004798**

Executed by the undersigned on 4/30, 2010:

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

By: Daniel J Katella

Its: Assistant vice President

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

STATE OF PA
COUNTY OF Beaver

ACKNOWLEDGED AND EXECUTED BEFORE ME, on this 15 day of April, 2010, the undersigned authority, personally appeared Daniel J Katella who is the AVP of **Chicago Title Insurance Company doing business as ServiceLink, as Attorney-in-Fact for FEDERAL HOME LOAN MORTGAGE CORPORATION**, and is appearing on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown _____ as identification, who after being by me first duly sworn, deposes and says that he/she has the full binding legal authority to sign this deed on behalf of the aforementioned corporation and acknowledge said authority is contained in an instrument duly executed, acknowledged; and recorded as set forth above, and that this instrument was voluntarily executed under and by virtue of the authority given by said instrument granting him/her power of attorney.

NOTARY PUBLIC
My Commission Expires

NOTARIAL SEAL
James A. Grier, Notary Public
Cranberry Twp., Butler County
My commission expires June 1, 2010

Maximum principal indebtedness for Tennessee recording tax purposes is $183,500.00.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of TN
County of WILSON

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $183,500 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 30 day of APRIL, 2010.

Tammy Duncan
Affiant

TAMMY DUNCAN
Print Name

(Seal)

Notary Public

My commission expires:
5/14/2011

MANDY ALSUP
Print Name

Mandy Alsup
State of Tennessee Notary Public
Wilson Co.

CERTIFICATE OF AUTHENTICITY

I, Tracey Trumphour, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public for this county and state Tracey Trumphour, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MORGAN SULCER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

Notary Public

My Commission Expires: September 2, 2013