Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, D-220
Little Rock, Arkansas 72211
V1000-2680
736650

BILL GARRETT, Davidson County
Trans:T20100027870 DEEDWARRSP
Recvd: 05/10/10 12:33 3 pgs
Fees:18.00 Taxes:721.13
20100510-0035667

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 1st day of April, 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 Matthew T. Noes and Jennifer L. Noes, husband and wife, Grantees, the following land in Davidson County, Tennessee:

Being located in City of Nashville, Tennessee, on the east side of South 16th Street and the south side of Russell Street, and being the property of record in Instrument No. 20100315-0019590, Register's Office, Davidson County, Tennessee. See Tax Map 083-13-0-402.00, Tax Assessor's Office, Davidson County, Tennessee, and more particularly described as follows:

Beginning at an iron rod in the south margin of Russell Street, same being the northeast corner of this tract and the northwest corner of Mary Constance Cloan (DB 8605, Page 828, RODCT); thence leaving road with line of Cloak South 08 degrees 20 minutes 39 seconds West 160.00 feet to an iron rod in the north edge of Alley #734; thence with the north edge of Alley #734 North 81 degrees 25 minutes 232 seconds West 65.00 feet to an iron rod in the east margin of South 16th Street; thence with said margin North 08 degrees 17 minutes 00 seconds East 160.00 feet to an iron rod at the intersection of the east margin of South 16th Street and the south margin of Russell Street; thence with the south margin of Russell Street South 81 degrees 25 minutes 35 seconds East 65.17 feet to the point of beginning containing 0.239 acres (10,413 square feet) more or less by survey by Carroll Carman, Registered Land Surveyor, Tennessee Number 910, address 150 Middle Fork Road, Hartsville, Tennessee, 37074 dated April 29, 2010.

This being the western portion of Lot #45 on the Plan of Lindsley Subdivision of the Chadwell Tract as of record in Plat Book 2, Page 24, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed March 15, 2010 as Instrument No. 20100315-0019590 in the Register's Office for Davidson County, Tennessee.

Commonly known as: 1600 Russell Street, Nashville, TN 37206.

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: Jamey Davis V.P.

Acknowledgment

State of Texas
)ss.
County of Dallas

On this day before me, a Notary Public, personally appeared Jamey Davis, 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 1 day of April, 2010.

_____
Notary Public

My commission expires:

5/28/12
(Seal)

JUSTIN S. JUNG
Notary Public, State of Texas
My Commission Expires
May 28, 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, $194,900.00, 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 6th **day of** May, 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:
Matthew T. Noes & Jennifer L. Noes
1600 Russell Street
Nashville TN 37206

Map No. 083-13-0-402.00

Return to:

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