BILL GARRETT, Davidson County
Trans:T20100057095 DEEDWARRSP
Recvd: 09/13/10 08:21 4 pgs
Fees:23.00 Taxes:1424.50
20100913-0072373

Commitment Number: 2293565
Seller's Loan Number: 763623

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:
Jenny M. Riordan, 1608 Otter Creek Rd., Nashville, TN 37215

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
145-13-0-015-00

SPECIAL/LIMITED WARRANTY DEED

Federal Home Loan Mortgage Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for $385,000.00 (Three Hundred and Eighty-Five Thousand Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **Jenny M. Riordan**, a married woman, hereinafter grantee, whose tax mailing address is **1608 Otter Creek Rd., Nashville, TN 37215**, the following real property:

Land in Davidson County, Tennessee Lot 117 Tyne Valley Estates, Section 5, as of recorded in Book 3600, Page 54, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description. Being the same property as conveyed from Shannon W. Farrington and husband, Joseph M. Farrington to Patrick N. Smith and wife, Melanie G. Smith, as described in Doc No. 20060718-0086525, Dated 07/14/2006, Recorded 07/18/2006 in DAVIDSON County Records.
Property Address is: 1608 Otter Creek Rd., Nashville, TN 37215

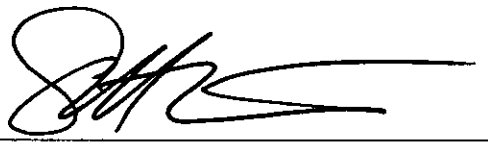
Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

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: 20100617-0047225

Executed by the undersigned on August 27, 2010:



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

By: Scott Kistner

Its: 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 27th day of August, 2010, the undersigned authority, personally appeared Scott Kistner who is the VP 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 N/A 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 11/18/2011

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Kevin J. Barker, Notary Public
South Strabane Twp., Washington County
My Commission Expires Nov. 18, 2011
Member, Pennsylvania Association of Notaries

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

State of PA
County of Beaver

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $385,000.00, 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 27th day of August, 2010.

Affiant

SCOTT KISTNER
Print Name

(Seal)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Kevin J. Barker, Notary Public
South Strabane Twp., Washington County
My Commission Expires Nov. 18, 2011
Member, Pennsylvania Association of Notaries

Notary Public

My commission expires:

11/18/2011

Kevin J. Barker
Print Name