This instrument prepared by:
Federal National Mortgage Association
14221 Dallas Parkway, Suite 1000
Dallas, Texas 75254

Order No.: 6516337
Reference No.: 1705943838

BILL GARRETT, Davidson County
Trans:T20110017821 DEEDQC
Recvd: 03/28/11 10:31 4 pgs
Fees:22.00 Taxes:0.00
20110328-0023561

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Bank of America, N.A. 7105 Corporate Drive Plano, Texas 75024	BAC Tax Services Corp. MS: CA6-913-LB-01 Post Office Box 10211 Van Nuys, California 91499-6089	Map/Parcel: 042 03 080.00

FOR AND IN CONSIDERATION of TEN AND NO/100 DOLLARS ($10.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Federal National Mortgage Association** by these presents do hereby quitclaim and convey unto the said **Bank of America, N.A.**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to Transfer of Title.

Being the same property conveyed to Federal National Mortgage Association by Deed from Lloyd L. McGuire and Connie Doan of record as Instrument No. 20101014-0082511, said Register's Office.

Exempt per Section 309(c)(2) of the Federal National Mortgage Association Charter Act, codified at 12 U.S.C. section 1723a(c)(2)

This is unimproved (✓) property known as 412 Hamblen Drive, Madison, Tennessee 37115
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

WFA No. 726-192546

Witness our hand this 11 day of March, 2011, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Federal National Mortgage Association

By: _____
Corporate Officer
Printed Name & Title: Samantha Haag Vendor Account Specialist

of National Default Title Services, a
Division of First American Title Insurance
Company, Attorney in fact and/or agent for
Federal National Mortgage Association

ACKNOWLEDGMENT

STATE OF California)

COUNTY OF Orange) ss

Before me, MICHAEL CHARLES, a Notary Public of the State and County aforesaid, personally appeared Samantha Haag with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged her self to be Vendor Account Specialist of **National Default Title Services, a Division of First American Title Insurance Company, Attorney in fact and/or agent for Federal National Mortgage Association**, the within named bargainor, a federally chartered corporation, and that ~~he~~/she as such Vendor Account Specialist executed the foregoing instrument for the purposes contained therein, by signing the name of the corporation by ~~himself~~/herself as Vendor Account Specialist.

NOTARY STAMP/SEAL

WITNESS my hand and official seal, at office in CA
this 11 day of March, 2011.

_____
NOTARY PUBLIC
MY Commission Expires: 6/13/2012

MICHAEL CHARLES
Commission # 1801340
Notary Public - California
Orange County
My Comm. Expires Jun 13, 2012

AFFIDAVIT OF VALUE

STATE OF California)

COUNTY OF Orange)

The actual consideration or value whichever is greater, for this transfer is $ 10.00 .

Subscribed and sworn to before me this the 11 day of March, 20 11 .

(Affix Seal)

Affiant

Notary Public

My Commission Expires: 6/13/2012

MICHAEL CHARLES
Commission # 1801340
Notary Public - California
Orange County
My Comm. Expires Jun 13, 2012

EXHIBIT "A"
LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being lot number 70 on the plan of primrose acres, as shown by plat of record in plat book 2663, Page 106, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Said lot number 70 is a corner lot and fronts 214.57 feet on the northerly margin of Hamblin Drive and 155 feet on the westerly margin of prim Drive, said frontages joined by a curve of 39.27 feet; and extends back 166.7 feet on the northerly line and 195 feet on the westerly line to a point.