Davidson County	DEEDWARRSP
Recvd: 03/30/11 11:24	5 pgs
Fees:28.00 Taxes:221.63	
20110330-0024383	

Commitment Number: 2434095
Seller's Loan Number: 818435

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:
Chaohui Tang, 810 Bellevue Rd. 200, Nashville, TN 37221

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER 142060A20000CO

SPECIAL/LIMITED WARRANTY DEED

Federal Home Loan Mortgage Corporation, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for $59,900.00 (Fifty-Nine Thousand Dollars and Nine Hundred Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **Chaohui Tang**, hereinafter grantee, whose tax mailing address is **810 Bellevue Rd. 200, Nashville, TN 37221**, the following real property:

ALL THAT CERTAIN CONDOMINIUM SITUATE IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: Situated in Davidson County, Tennessee, being a certain condominium apartment in Davidson County, Tennessee, being Unit 200, Building 28 together with the garage space designated 200-G on the plan of "Peppertree" Creekside Meadows Condominiums of record in Book 4675, pages 128 through 130, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description. Being the same property as conveyed from MARY JANE DAVIS, UNMARRIED AND PARKE A. DAVIS to TORRANCE TERRILL RANDLE,

UNMARRIED, as described in INSTRUMENT NO. 20070305-0026382, Dated 2/20/2007,

Recorded 3/5/2007 in DAVIDSON County Records.
Property Address is: 810 Bellevue Rd. 200 , Nashville, TN 37221

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: **20101020-0083885** recorded 10-20-2010

Executed by the undersigned on 3-8, 2011:

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

By: _____

Name: Christopher Daniel

Its: AVP

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 8 day of March, 2011, the undersigned authority, personally appeared Christopher Daniel 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 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 Michelle D Rhodes
My Commission Expires
10-26-13

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Michelle D. Rhodes, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Oct. 26, 2013
Member, Pennsylvania Association of Notaries

Maximum principal indebtedness for Tennessee recording tax purposes is $59,900.00
(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 $59,900.00 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 28 day of March, 2011.

Affiant

Christopher Daniel

Print Name

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Jeffrey A. Taylor, Notary Public
West Leechburg Boro, Westmoreland County
My Commission Expires Sept. 24, 2013
Member, Pennsylvania Association of Notaries

(Seal)

Notary Public

My commission expires:

September 24, 2013

Jeffrey A. Taylor

Print Name

True Copy Certification

I, Terri Baker, 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~~.

Signature

State of PA

County of Beaver

Personally appeared before me, [Name of Notary] Melanie Miller, a notary public for this county and state, [name of person making certification] *Terri Baker who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 4-27-2014

Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 27, 2014
Member, Pennsylvania Association of Notaries