BILL GARRETT, Davidson County
Trans:T20110025990 DEEDWARRSP
Recvd: 05/03/11 10:13 4 pgs
Fees:23.00 Taxes:241.34
20110503-0033700

Commitment Number: 2446904
Seller's Loan Number: 821698

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:
JAMES NORROD and **MICHELLE NORROD**, 2518 UNION HILL RD
GOODLETTSVILLE TN 37072-9566

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
01600008900

SPECIAL/LIMITED WARRANTY DEED

FEDERAL HOME LOAN MORTGAGE CORPORATION, whose mailing address is **5000 Plano Parkway, Carrollton, Texas 75010**, hereinafter grantor, for $65,228.00 (Sixty-Five Thousand Dollars and Two Hundred and Twenty-Eight Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **JAMES NORROD** and **MICHELLE NORROD****, hereinafter grantees, whose tax mailing address is **2518 UNION HILL RD GOODLETTSVILLE TN 37072-9566**, the following real property:

All that certain parcel of land situate in the County of Davidson, State of Tennessee, being* more particularly described as follows: BEGINNING AT AN IRON PIN IN THE NORTHERLY MARGIN OF UNION HILL ROAD, SAID POINT BEING 850 FEET, MORE OR LESS, EASTERLY FROM RIDGEWOOD ROAD; THENCE LEAVING SAID UNION HILL ROAD THE FOLLOWING CALLS AND DISTANCES; NORTH 29 DEG. 42' 34" EAST 223.35 FEET TO AN IRON PIN; THENCE NORTH 86 DEC. 10' 18" WEST 88.37 FEET TO AN IRON PIN; TIIENCE NORTH 3 DEC. 21' 00" EAST 164.64 FEET TO AN

* Lot No. 1 on the Subdivion of A.C. Bates Property of record in Plat Book 5210, Page 148 and *

**wife,

IRON PIN; THENCE SOUTH 89 DEG. 49' 44" EAST 150.62 FEET TO AN IRON PIN; THENCE SOUT11 35 DEG 00' 25" EAST 163.90 FEET TO AN IRON PIN; THENCE SOUTH 32 DEG. 11' 25" EAST 81.18 FEET TO A POINT, SAID POINT BEING THE NORTHERLY REAR CORNER OF LOTS 1 AND 2 OF SAID SUBDIVISION; THENCE WITH THE LINE BETWEEN SAID 2 LOTS, SOUTHWESTERLY 289.60 FEET TO A POINT IN THE NORTHERLY MARGIN OF UNION HILL ROAD; THENCE WITH TIIE MARGIN OF THE SAME NORTH 59 DEG. 21' 44" WEST 40.82 FEET TO A MONUMENT; BEGINNING OF A CURVE TO TIIE LEFT HAVE A RADIUS OF 984.93 FEET; THENCE WITH SAID CURVE NORTHWESTERLY 153.18 FEET TO THE POINT OF BEGINNING. BEING TIIE SAME PROPERTY CONVEYED FROM MORGAN L. IIAIIN AND WIFE, MARY G. HAHN TO LYDIA FLORENCE WELCH BY QUITCLAIM DEED DATED OCTOBER 14, 1988 OF RECORD IN BOOK 7677, PAGE 701 AND ALSO BEING THE SAME PROPERTY CONVEYED FROM LINSTER OWEN JEWELL TO LYDIA FLORENCE WELCH BY QUITCLAIM DEED DATED FEBRUARY 28, 1989 OF RECORD IN BOOK 7787, PAGE 820, BOTH IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE. Being the same property as conveyed from Linster Owen Jewell to Lydia Florence Welch, as described in book 7787 Page 820, Dated 02/02/1989, Recorded 03/07/1989 in DAVIDSON County Records.
Property Address is: 2518 UNION HILL RD GOODLETTSVILLE TN 37072-9566

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 grantees forever.

Prior instrument reference: **20101004-0079243**

Maximum principal indebtedness for Tennessee recording tax purposes is 0.
(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 $65,228.00 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 22 day of March, 20 11.

NOTARIAL SEAL
DAVID VINCENT REVAY
Notary Public
MOON TWP, ALLEGHENY COUNTY
My Commission Expires Dec 14, 2014

(Seal)

Affiant

Christopher Daniel
Print Name

Notary Public

My commission expires:

Dec 14, 2014

David V. Revay
Print Name

Executed by the undersigned on 3/22, 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 22 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 David V. Revay
My Commission Expires Dec 14, 2014

NOTARIAL SEAL
DAVID VINCENT REVAY
Notary Public
MOON TWP, ALLEGHENY COUNTY
My Commission Expires Dec 14, 2014