RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
John Burroughs and Sonya M. Burroughs

GRANTEE(s)
Federal National Mortgage Association

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

BILL GARRETT, Davidson County
Trans:T20110028897 DEEDWARR
Recvd: 05/16/11 09:55 2 pgs
Fees:12.00 Taxes:0.00
20110516-0037157

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That, John Burroughs and Sonya M. Burroughs ("Grantors"), for and in consideration of the sum of One Dollar ($1.00), in hand paid by Federal National Mortgage Association ("Grantee"), the receipt of which is hereby acknowledged, do hereby grant, bargain, sell, and convey unto the said Grantee, and unto its successors and assigns forever, the following-described lands, situated in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, described as follows to-wit: Land in Davidson County, Tennessee, being Lot No.112 on the Plan of Tulip Grove Section 3, as shown on plat of record in Plat Book 3700, Page 146, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to John Burroughs and Sonya A. Burroughs by Quitclaim Deed dated February 10, 2006 of record at Instrument No. 20060228-0022800, in the Register's Office for Davidson County, Tennessee.

For further reference see Deed dated January 19, 2000 of record at Instrument No. 200002040011801, in the Register's Office for Davidson County, Tennessee.

More commonly known as: 4533 Andrew Jackson Parkway, Hermitage, Tennessee 37076.

Tax Parcel No.: 075-04-0-026.00

TO HAVE AND TO HOLD the same unto the said Grantee, and unto its successors and assigns, forever with all appurtenances thereunto belonging. And we, John Burroughs and Sonya M. Burroughs, hereby covenant with the said Grantee that we will forever warrant and defend the title to said lands against any and all claims whatsoever.

WITNESS my hand and seal this 24th day of February, 2011.

John Burroughs

Sonya M. Burroughs

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned notary public of the state and county aforesaid, personally appeared John Burroughs and Sonya M. Burroughs, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed for the purposes therein contained.

Witness my hand and seal at office in Nashville, TN this 24th day of February, 2011.

ELIZABETH J. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

Notary Public

My Commission Expires: 11/7/11

AFFIDAVIT FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $192,374.59, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

John Burroughs

Sonya M. Burroughs

ACKNOWLEDGMENT

STATE OF TENNESSEE

COUNTY OF DAVIDSON

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Notary Public

My Commission Expires: 11/7/11

ELIZABETH J. SMITH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 7, 2011

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:

Federal National Mortgage Association
International Plaza II
14221 Dallas Parkway, Suite 1000
Dallas, TX 75254-2916