This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-3673

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)
I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $179,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 16 day of June, 2011.

Notary Public
My Commission Expires: 11-22-14
(Seal)

LIBBY L. BRAGER STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel Numbers
Eric J. Wallace 1006 Jackson St; Unit 108 Nashville, TN 37208	First Community Mortgage Inc 275 Robert Rose Drive Murfreesboro TN 37129	081 16 0C 008.00

BILL GARRETT, Davidson County
Trans:T20110036369 DEEDWARRSP
Recvd: 06/17/11 10:54 3 pgs
Fees:18.00 Taxes:664.15
20110617-0046600

SPECIAL WARRANTY DEED
(Corporation)

Federal Home Loan Mortgage Corporation ("Freddie Mac"), organized and existing under the laws of the United States of America, Grantor(s), being duly authorized by resolution of its board of directors or otherwise, by and through its duly authorized Attorney-in-Fact National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), by virtue of the authority granted in a power of attorney filed for record at Instrument No. 20050907-0107449, in the Register's Office of Davidson County, Tennessee, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency all of which are hereby acknowledged, has this day bargained and sold, and by these presents does hereby sell, transfer and convey, unto Eric J. Wallace, an unmarried person, Grantee(s), and his heirs and assigns, the following land in Davidson County, Tennessee:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

Commonly known as: 1006 Jackson Street Unit 108, Nashville, TN 37208

TO HAVE AND TO HOLD the said real property above described, including any after acquired title of Grantor(s), together with the appurtenances, estate, title and interest thereto belonging to Grantee(s) and unto his heirs and assigns in fee simple forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor(s) hereby binds itself to warrant and defend the title as against all acts of the Grantor(s) herein and no other.

The words "Grantor(s)" and "Grantee(s)" as used herein shall include the plural where appropriate and pronouns shall be construed according to their proper gender and number according to the context thereof.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor(s) this 10 day of May 2011.

Federal Home Loan Mortgage Corporation, by its duly authorized attorney-in-fact, National Default REO Services, a Delaware Limited Liability Company d/b/a First American Asset Closing Services ("FAACS")

BY: _____ V.P.

ITS: Jamey Davis V.P.

Certificate of Acknowledgment

State of Texas

)ss.

County of Dallas

Personally appeared before me, the undersigned Notary Public, Jamey Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the V.P. of the Attorney-in-Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and official seal, at office this 10 day of May 2011.

_____

Notary Public

My commission expires:

_____

(Seal)

MARLON BROWN
Notary Public, State of Texas
My Commission Expires
September 16, 2014

Authorized Signor of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in fact and/or agent

Exhibit "A" For Legal Description

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT 108, PARK PLACE COURT, AS DESCRIBED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF PARK PLACE COURT SUBDIVISION RECORDED AT INSTRUMENT NO. 20070420-0047604, AMENDED AT INSTRUMENT NO. 20070427-0050429, AND BEING A PART OF LOT 1 AS SHOWN ON THE PLAT OF PARK PLACE COURT OF RECORD IN INSTRUMENT NO. 20060419-0044909 IN THE REGISTERS OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD INCLUDING THOSE OF RECORD IN INSTRUMENT NUMBER 20060419-0044909; 20070420-0047604; 20070427-0050429; 20070430-0051125; 20060308-0027165; 20070508-0055160; BOOK 21, PAGE 17; AND BOOK 1755, PAGE 324, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by Trustee's Deed filed March 21, 2011 as Instrument No. 20110321-0021685 in the Register's Office for Davidson County, Tennessee.