Davidson County DEEDWARRSP
Recvd: 08/01/11 13:12 3 pgs
Fees:18.00 Taxes:185.00
20110801-0058791

This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V635-8948

STATE OF Tennessee
COUNTY OF Davidson
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 $ 50,000 , which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Jennifer C Cobb
Grantee or Agent of Grantee

Subscribed and sworn to before me this 29th day of July, , 2011.

Mary J Rucker
Notary Public
My Commission Expires: (Seal) MAR 10 2012

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENNESSEE

Map-Parcel Numbers
08110010900

Address of New Owners As Follows:
New Level Community Development Corporation
1112 Jefferson Street
Nashville, TN 37208

Send Tax Bills to:
New Level Community Development Corporation
1112 Jefferson Street
Nashville, TN 37208

SPECIAL WARRANTY DEED
(Corporation)

Fannie Mae A/K/A Federal National Mortgage Association 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 Wilson & Associates, P.L.L.C., by virtue of the authority granted in a power of attorney filed for record at Instrument No. 20090520-0046582, 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 New Level Community Development Corporation, Grantee(s), and its successors and assigns, the following land in Davidson County, Tennessee:

All that certain parcel of land situate in the county of Davidson and State of Tennessee being known as Lot No. 36 on the Map of Cobb's Subdivision of Lot No. 6 of the Harding Bosley Tract, as of record in Book 161, Page 155, Register's Office for Davidson County, Tennessee. Said Lot No. 36 fronts 50 feet on the Southerly side of Santi Street, formerly Ross Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed by Trustee's Deed to Federal National Mortgage Association filed on January 4, 2011, as Instrument #20110104-0000703, Register's Office for Davidson County, Tennessee.

Commonly known as: 2523 Santi Avenue, 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 its successors 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 24th **day of** June **2011**.

Fannie Mae A/K/A Federal National Mortgage Association by Wilson & Associates, P.L.L.C., its duly authorized attorney in fact

BY: _____
Holly M. Bishop, Attorney

Certificate of Acknowledgment

State of Tennessee

)ss.

County of Williamson

Personally appeared before me, the undersigned Notary Public, Holly Bishop**, 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 a** Attorney **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 24th **day of** June **2011**.

_____
Notary Public

My commission expires:

3/3/2015
(Seal)

T. P. BOSHEARS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Jennifer Chandler Cole, 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 Tennessee

County of Williamson

Personally appeared before me, Maxine J. Rucker, a notary public for this county and state, Jennifer Chandler Cole 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: MAR 1 0 2012.

Notary's Seal (If on paper)

MAXINE J. RUCKER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENNESSEE