SPECIAL WARRANTY DEED

THIS DEED, between Fannie Mae A/K/A Federal National Mortgage Association organized and existing under the laws of the United States of America hereinafter called Grantor, and Lisa Hendry, hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

**The following described property located in Davidson County, Tennessee, to-wit:**

**Lot 67, The Estates of Hickory Woods Subdivision, as shown on Plan of record in Instrument Number 20010412-0036163, in the Register's Office for said Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of said property.**

This legal description is identical with that in Deed of Trust recorded in Instrument No. 20060823-0103740 in the Register's Office of Davidson County, Tennessee.

For prior title, see Deed recorded in Instrument No. 20110406-0026483, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

Fannie Mae A/K/A Federal National Mortgage Association

By: Shapiro & Kirsch, LLP, Attorney-in-Fact

BY: Scedella McAtee

**Scedella McAtee**

Title: Authorized Signatory

BILL GARRETT, Davidson County
Trans:T20110048218 DEEDWARRSP
Recvd: 08/08/11 08:51 2 pgs
Fees:13.00 Taxes:606.80



20110808-0060639

**STATE OF TENNESSEE**
**COUNTY OF SHELBY**

Before me, the undersigned, a Notary Public, in and for said State and County aforesaid, duly commissioned and qualified, personally appeared SCEDELLA MCATEE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence to be) and who, upon oath, acknowledged herself to be an authorized signatory of SHAPIRO & KIRSCH, LLP, the Attorney-in-Fact for Fannie Mae A/K/A Federal National Mortgage Association, the within named bargainor, and that she, as such authorized signatory, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Federal National Mortgage Association by SHAPIRO & KIRSCH, LLP, as Attorney-in-Fact, and who acknowledged that she executed the same as the free act and deed of SHAPIRO & KIRSCH, LLP, as the free act and deed of Federal National Mortgage Association.

WITNESS my hand and Official Seal at Office this 29th day of July, 2011
_____, 2011.

Notary Public

ROBERT SCHNEIDER
STATE OF TENNESSEE
NOTARY PUBLIC
COUNTY OF SHELBY

My commission expires: 3-25-12

STATE OF TN
COUNTY OF Davidson

REBECCA L. GARLAND
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

I 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 $164,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 2 day of August, 2011.

Notary Public

My commission expires: 5/16/13

Property Address: 6832 Hickory Rim Court, Antioch, Tennessee 37013

**PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:**
Lisa Hendry
6832 Hickory Rim Ct
Antioch TN
37013

Farmington Financial
912 21st Ave
Nashville TN
37212

S & K File # 11-019737

Map & Parcel - 176010A06700

Mail to
Parthenon Title Agency
109 Kenner Ave., Ste. 100-B
Nashville, TN 37205

THIS INSTRUMENT PREPARED BY:
Shapiro & Kirsch, LLP
555 Perkins Road Extended, Second Floor
Memphis, TN 38117
(901)767-5566