This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1005-1290
Asset # 6812421

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 $37,500.00, 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 4th day of November, 2011.

Notary Public
My Commission Expires: (Seal)

THOMAS B. LUCK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: MARCH 10, 2012

Davidson County DEEDWARRSP
Recvd: 11/09/11 11:21 2 pgs
Fees:13.00 Taxes:138.75
20111109-0087676

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel Numbers
Charles E. Walker	owner	119 14 0A 118.00CO
429 Southwood Dr.		
Nashville, TN 37217		

SPECIAL WARRANTY DEED
(Corporation)

CitiMortgage, Inc, 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 d/b/a First American Asset Closing Services ("FAACS"), by virtue of the authority granted in a power of attorney filed for record at Instrument Number 20061004-0122951, 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 Charles E. Walker, Grantee(s), and his heirs and assigns, the following land in Davidson County, Tennessee:

A certain condominium apartment in Davidson County, Tennessee, being unit no. 118, as shown on the site plan of Kingswood Condominiums, of record in book 5200, page 520, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said unit as set Forth in Exhibit C of the master deed establishing Kingswood Condominiums, as amended, of record in book 6058, page 320, said Register's Office.

Being the same property conveyed to CitiMortgage, Inc. by Trustee's Deed filed August 25, 2011 and recorded as Instrument No. 20110825-0065693 in the Register's Office for Davidson County, Tennessee.

Commonly known as: 2929 Selena Drive Unit 118, Nashville, TN 37211

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 14 **day of** October **2011.**

CitiMortgage, Inc., 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: _____

ITS: Charlotte Elliott V.P.

Certificate of Acknowledgment

State of Texas

County of Dallas **)ss.**

Personally appeared before me, the undersigned Notary Public, Charlotte Elliott **, 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 14 **day of** October **2011.**

_____

Notary Public

My commission expires:

12-2-2012

(Seal)

TOMMY HARGRAVES
Notary Public, State of Texas
My Commission Expires
December 02, 2012

CERTIFICATION

I, Toni Waynick, do hereby make oath that I am 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.

Toni Waynick

Toni Waynick

State of Tennessee; County of Davidson

On this day of November, 2011, personally appeared before me, Rebecca R.Waynick, a notary public for this county and state, Toni Waynick, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rebecca R. Waynick

REBECCA R. WAYNICK
Notary Public
Wilson County, State of Tennessee
My Commission Expires July 7, 2015