This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1000-3834
Asset # 6621685

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 $140,000.00, 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 14th day of December, 2011.

Notary Public
My Commission Expires: 3/3/15
(Seal)

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

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel Numbers
Alex Silver 6912 Collierswood Dr Nashville TN 37211	New Owner	126 15 0A 307.00

BILL GARRETT, Davidson County
Trans:T20110080042 DEEDWARRSP
Recvd: 12/19/11 10:25 2 pgs
Fees:13.00 Taxes:518.00
20111219-0098611

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 Number 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 Alex Silver, Grantee(s), and his heirs and assigns, the following land in Davidson County, Tennessee:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit;

Being Lot 7, as shown on Boonetrace, Section 8, Phase 1, of record in Plat Instrument #20031210-0177241, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Subject to: Declaration of Covenants, conditions and restrictions of record in Book 7265, page 657, Supplemental Declaration and Restrictions as of record at Instrument Number 20000126-0008529 and at Instrument Number 20010717-0075902, Register's Office for Davidson County, Tennessee. Instrument Number 20010717-0075902 purports to be the only restrictions governing Boone Trace, but it fails to vacate those restrictions of record in Book 7265, page 657; and Instrument Number 20000126-0008529, Register's Office for Davidson County, Tennessee.

Subject to: Charter of Boone Tract at Biltmore Homeowners Association of record in Book 9607, page 534, Register's Office for Davidson County, Tennessee.

Subject to: All matters on the PUD Boundary Master Plat of record in Plat Book 6900, Page 470, and to conveyance of common areas of record at Instrument No. 20011119-0126831, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Federal Home Loan Mortgage Corporation in Substitute Trustee's Deed filed as instrument number 20110429-0032812.

Commonly known as: 8417 Beautiful Valley Drive, Nashville, TN 37221

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 1 day of December 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: _____

ITS: Jamey Davis

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 VP 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 1 day of December 2011.

_____

Notary Public

My commission expires:

9/16/14

(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