This Instrument Prepared By:
Aaron Curry
Curphey & Badger Law
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

New Owner(S) Address & Mail Tax Statements To:
John Alan Hudson
1791 Red Jacket Dr
Antioch, TN 37013

Davidson County DEEDWARRSP
Recvd: 03/22/12 15:08 5 pgs
Fees:28.00 Taxes:358.90
20120322-0024571

Property Tax ID#: 173 05 0A 057.00
Commitment #: 2792649
Seller Loan #: 901292

SPECIAL WARRANTY DEED

This instrument, made and entered into on this the 23 day of February, 2012, by and between FEDERAL HOME LOAN MORTGAGE CORPORATION, Grantor, and JOHN ALAN HUDSON, whose address is 1791 Red Jacket Dr, Antioch, TN 37013, Grantees

Witnesseth:

That for and in consideration of the sum of $97,000.00 and other good and valuable considerations, cash in hand paid, receipt of which is hereby acknowledged, the Grantor has this day bargained and sold, and by these presents, does hereby sell, transfer and convey unto the said Grantees, Grantees' successors and assigns, the following described real estate:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Prior Instrument Reference : Doc #20110801-0058983 on 08/01/2011
POA Recording Information: Reception# 2006 20061207-0151393 on 12/07/2006
Property Address: 1791 Red Jacket Dr, Antioch, TN 37013

Seller to convey the title by special warranty deed without any other covenants of the title or the equivalent for the state the property is located. Seller makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the property.

To have and to hold unto the said Grantees, Grantee's successors and assigns, in fee simple forever.

And the said Grantor covenants with the Grantees, Grantee's successors and assigns, that Grantor is lawfully seized and possessed of the premises above conveyed, and has a good and lawful right to sell and convey the same; that said premises is free from all encumbrance, and that the Grantor, will forever specially warrant and defend said premises and the title thereto against the lawful claims and demands of all persons whomsoever.

In witness whereof, this Grantor has hereunto set a hand and seal on this the date first above written.

Witness

Peter Karavanic
Printed Name

Witness

Printed Name

FEDERAL HOME LOAN MORTGAGE CORPORATION
By: Chicago Title Insurance Company, Its: Attorney In-Fact
By Melissa Harvey
Its: AVP Melissa Harvey

Recording Requested By & Return To:
Chicago Title ServiceLink Division
4000 Industrial Blvd
Aliquippa, PA 15001
SL # 2792649

STATE OF PA }
COUNTY OF Beaver }

Personally appeared before me, the undersigned authority, a Notary Public, in and for said State and County, the within named bargainer, by Melissa Harvey, its AVP of CHICAGO TITLE INSURANCE COMPANY, as The Attorney In-Fact, For: FEDERAL HOME LOAN MORTGAGE CORPORATION, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged and executed the within instrument as Grantor's free act and deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid on this the 23 day of February, 2012.

Notary Public
My Commission Expires 4/7/2015

I or We, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, ~~is~~ $97,000.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

Affiant - CHARLES E. HODGE, JR.

Subscribed and sworn to before me this the 23 day of February, 2012.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Christina Michelle McCartney, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 7, 2015
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Notary Public
My Commission Expires: 4/7/2015

Name and Address of Property Owner:
John Alan Hudson
1791 Red Jacket Dr.
Antioch, TN 37013

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
John Alan Hudson
1791 Red Jacket Dr.
Antioch, TN 37013

Exhibit "A"

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS:

BEING ALL OF LOT NO. 57 (FIFTY SEVEN) ON THE PLAN OF BARNES CROSSING, A PLANNED UNIT DEVELOPMENT, AS SHOWN BY MASTER DEED OF RECORD IN INSTRUMENT NUMBER 20050721-0084791, AND AMENDED OF RECORD IN INSTRUMENT NUMBER 20051114-0136938, OF SAID REGISTER'S OFFICE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY AS CONVEYED FROM SHELLIE WALLACE AS SUCCESSOR TRUSTEE AND DEANNA DORROUGH AS CO-TRUSTEE TO FEDERAL HOME LOAN MORTGAGE CORPORATION, AS DESCRIBED IN DOC #20110801-0058983, DATED 07/11/2011, RECORDED 08/01/2011 IN DAVIDSON COUNTY RECORDS.

OATH OF VALUE

STATE OF ~~TENNESSEE~~ PA
COUNTY OF Beaver)

I, Kitty Francis,
hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 97,000.00, which amount is equal or greater than the amount which the property transferred would command at a fail voluntary sale.

Kitty Francis
Affiant

Affiant, Kitty Francis, subscribed and sworn before me this 22 day of March, 2012.

Sharon R. Glaab
Notary Public

My commission expires: 2.2.16

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Sharon R. Glaab, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Feb. 2, 2016
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

True Copy Certification

I, Terri Baker, 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 PA

County of Beaver

Personally appeared before me, [Name of Notary] Melanie Miller, a notary public for this county and state, [name of person making certification] *Terri Baker 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: 4-27-2014

Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 27, 2014
Member, Pennsylvania Association of Notaries