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

New Owner(S) Address & Mail Tax Statements To:
Treehouse Properties, LLC
P.O. Box 158356
Nashville, TN 37215

Property Tax ID#: 086 10 0 062.00
Commitment #: 2898923
Seller Loan #: 936162

BILL GARRETT, Davidson County
Trans:T20120021391 DEEDWARRSP
Recvd: 03/23/12 15:16 3 pgs
Fees:18.00 Taxes:200.17
20120323-0025079

SPECIAL WARRANTY DEED

This instrument, made and entered into on this the 12 day of March, 2012, by and between FEDERAL HOME LOAN MORTGAGE CORPORATION, Grantor, and TREEHOUSE PROPERTIES, LLC, whose address is 4210 Hillsboro Pk #206 Nashville TN 37215 Grantee.

Witnesseth:

That for and in consideration of the sum of $54,100.00 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 Grantee, Grantees' successors and assigns, the following described real estate:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Prior Instrument Reference : 20111207-0095327 on 12/07/2012
POA Recording Information: Inst# 20061207-0151393 on 12/07/2006
Property Address: 4108 Hunting Dr, Hermitage, TN 37076

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 Grantee, Grantee's successors and assigns, in fee simple forever.

And the said Grantor covenants with the Grantee, 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 said grantors.

Mail To

Parthenon Title Agerncy
85 White Bridge Road
Suite 100-B
Nashville,TN 37205

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

Witness

CHARLES E. HOGUE, JR.
Printed Name

Witness

Nathan Elliott
Printed Name

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

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 12 day of March, 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

Christina Michelle McCartney
Notary Public
My Commission Expires

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 $54,100.00, 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.

Melissa Harvey
Affiant

Subscribed and sworn to before me this the 12 day of March, 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

Christina Michelle McCartney
Notary Public
My Commission Expires: 4/7/2015

Name and Address of Property Owner:

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:

on front

Exhibit "A"

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 70, ON THE PLAN OF CHAPELWOOD, SECTION 2, OF RECORD IN BOOK 5200, PAGE 83, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY AS CONVEYED FROM SHELLIE WALLACE AS SUCCESSOR TRUSTEE TO FEDERAL HOME LOAN MORTGAGE CORPORATION , AS DESCRIBED IN DOC #20111207-0095327, DATED 11/28/2011, RECORDED 12/07/2012 IN DAVIDSON COUNTY RECORDS.

Tax/Parcel ID: 086 10 0 062.00