THIS INSTRUMENT PREPARED BY & RETURN TO:
Johnson & Freedman, LLC
1587 N.E. Expressway
Atlanta, GA 30329
File No.: FNM2011113306TN1

BILL GARRETT, Davidson County
Trans: T20120037176 DEEDWARRSP
Recvd: 05/21/12 12:54 3 pgs
Fees: 18.00 Taxes: 167.06
20120521-0043843

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on this 24th day of April, 2012, by and between **Federal National Mortgage Association a/k/a Fannie Mae** as party of the first part, located at 14221 Dallas Pkwy, Dallas, TX 75254 and, **William J. Streisel III,** party(ies) of the second part located at 3041 Dell DR, Hermitage, TN 37076;

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell convey and confirm unto the said party of the second part the following real estate, situated and being in the County of Davidson, State of Tennessee:

The following described real estate situate, lying and being in the County of Davidson, State of Tennessee, to wit: Described land situated in Nashville, Davidson County, Tennessee, being Lot No. 60B, on the plan of the zone lot division of Lot No. 60, Percy Priest Woods, Section III, revised as of record in Book 6250, Page 479, Register's Office for said County, to which reference is made for a more complete description.

Last recorded deed was file of record in Deed Book 20110623, Page -0048237, Davidson County Records.

Property: 1115 Oakway Court Nashville TN 37214
Parcel ID No.: 10816030200

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons claiming by, through, or under it, but not further or otherwise

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, THE undersigned **Federal National Mortgage Association a/k/a Fannie Mae**, has caused this instrument to be executed by its duly authorized officer and agent the day and year first above written.

Federal National Mortgage Association a/k/a Fannie Mae by Johnson & Freedman, LLC, as Attorney-in-Fact by POA recorded at Instrument No. 09130828, Shelby County Records, Tennessee

BY: _____, AIF

TITLE: Associate

STATE OF GA

COUNTY OF Dekalb

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Tiffmy Wolf, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Associate of Johnson & Freedman, LLC, the within named bargainor, and as such officer being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer.

WITNESS my hand and Notarial Seal at office this 24th day of April, 2012,



Notary Public

My Commission Expires: 7-15-12

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Property: 1115 Oakway Court Nashville TN 37214
Parcel ID No.: 108160302.00
File Number: FNM2011113306TN1

Mail Tax Notices To and Property Owner:
William J. Streisel III
3041 Dell DR.
Hermitage, TN 37076

I, or we, 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 $45,150.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 24th day of April, 2012,

Notary Public

My Commission Expires: 7-14-2012

