This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V635-11838
A120HLG

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 $79,000.00, 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

ARBUNES COLLINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Subscribed and sworn to before me this 29th day of June, 2012.

Notary Public
My Commission Expires: EXP. 01/07/13
(Seal)

| Address New Owner As Follows: | Send Tax Bills to: | Map-Parcel Numbers |
|---|---|---|
| Ronald VanDeweghe and Judith VanDeweghe<br>7301 Weston Way<br>Nashville, TN 37221 | Mortgage Research Center, LLC<br>2101 Chapel Plaza Court, Suite 107<br>Columbia, MO 65203 | 142100A00100C0 |

BILL GARRETT, Davidson County
Trans:T20120048414 DEEDWARRSP
Recvd: 07/02/12 09:42 2 pgs
Fees:13.00 Taxes:292.30
20120702-0057673

# SPECIAL WARRANTY DEED
## (Corporation)

**Fannie Mae A/K/A Federal National Mortgage Association 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 Wilson & Associates, P.L.L.C., by virtue of the authority granted in a power of attorney filed for record at Instrument Number 20090520-0046582, 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 Ronald VanDeweghe and Judith A. VanDeweghe, husband and wife, Grantee(s), and their heirs and assigns, the following land in Davidson County, Tennessee:**

**Land in Davidson County, Tennessee, being Unit No. 1-A on the Plan of Weston Way Condominiums, Phase II, created under Title 66, Section 27-101 et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5935, Page 676, as amended in Book 6370, Page 577, Book 7517, Page 115, Book 7517, Page 131 and Book 8560, Page 34, 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 said Master Deed. Reference is hereby made to the plan as set forth on Exhibit C to the Amendment of the Master Deed of Weston Way Condominiums, Phase II, of record in Book 6370, Page 577, said Register's Office, for a more complete identification and description of such unit.**

**Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed filed March 28, 2012, as Instrument Number 20120328-0026208, of the Register's Office of Davidson County, Tennessee.**

**Commonly known as: 7301 Weston Way, 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 their 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** 31st **day of** May **2012**.

**Fannie Mae A/K/A Federal National Mortgage Association, by Wilson & Associates, P.L.L.C., its duly authorized attorney in fact.**

**BY:** _____
**Michael G. Clifford, Attorney**

**Certificate of Acknowledgment**

**State of** Tennessee

)ss.

**County of** Williamson

**Personally appeared before me, the undersigned Notary Public,** Michael G. Clifford**, 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 a** Attorney **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** 31st **day of** May **2012**.

_____
**Notary Public**

**My commission expires:**

9-27-2015
**(Seal)**

HEATHER L. CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY