BILL GARRETT, Davidson County
Trans:T20120056560 DEEDWARRSP
Recvd: 08/01/12 11:07 3 pgs
Fees:18.00 Taxes:203.50
20120801-0067861

THIS INSTRUMENT WAS PREPARED BY
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road Suite 100
Independence, OH 44131
Phone: 216-520-0050
RT12232

PATRICIA A. JOHNSON
NOTARY PUBLIC
STATE OF OHIO
Recorded in
Cuyahoga County
My Comm. Exp. 6/9/14

State of Ohio
County of Cuyahoga
The actual consideration or value, whichever is greater, for this transfer is $55,000.00
Jennifer Hertz
Affiant
Subscribed and sworn to before me, this 21st day of May, 2012.
Patricia Johnson
Notary Public

My Commission Expires:

Map/Parcel Number(s) 10614006300/

Address of New Property Owner(s):
Emily J. Haynes
1972 Loney Drive
Nashville, TN 37210

Send Tax Bills To:
Emily J. Haynes
1972 Loney Drive
Nashville, TN 37210

SPECIAL WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid, and other good and valuable considerations, the receipt of all which is hereby acknowledged, by the grantor, **Federal National Mortgage Association** said grantor does hereby bargain, sell, transfer and convey unto **Emily J. Haynes, Married**, and their heirs or assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in **Davidson**, State of Tennessee, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

Commonly known as: 1972 Loney Drive, Nashville, TN 37210
Unimproved ☐ Improved ☑

To have and to hold said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee **Emily J. Haynes**, and his/her/their assigns, forever.

Said **Federal National Mortgage Association**, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said **Federal National Mortgage Association,** has executed this deed this 17 day of May, 2012.

Federal National Mortgage Association

By: _____

JOHN WESLEY

Name:

ASST. VICE PRESIDENT

Title:

STATE OF Texas

COUNTY OF Dallas

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared JOHN WESLEY, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the ASST. VICE PRESIDENT of said **Federal National Mortgage Association**, the within named bargainer, and that he/she, being authorized so to do, executed the foregoing instrument for the purposed therein contained.

Witness my hand and Notarial Seal this 17 day of May, 2012.

WILLIAM A. CURRY, JR.
Notary Public, State of Texas
My Commission Expires
November 11, 2013

_____
Notary Public

My Commission expires: _____

RETURN TO:
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road, Suite 100
Independence, OH 44131
Phone: (216)520-0050
Fax: (216)520-1431
http://resourcetitle.wordpress.com

RT12232
Property: 1972 Loney Drive, Nashville, TN 37210

EXHIBIT "A"

All that certain tract of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 60 on the Plan of Raymond Heights, of record in Plat Book 1424, Page 141, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed from Wilson & Associates, PLLC, Shellie Wallace, Partner dated November 21, 2011 and recorded November 28, 2011, in Instrument No. 20111128-0091936, said Register's Office, Davidson County, Tennessee.