Book 36
25739

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

New Owner(S) Address & Mail Tax Statements To:
AH4R TN 11, LLC
22917 Pacific Coast Hwy, Ste 300
Mailbu, CA 90265

BILL GARRETT, Davidson County
Trans:T20120067774 DEEDWARRSP
Recvd: 09/10/12 14:14 3 pgs
Fees:18.00 Taxes:695.60
20120910-0081953

Tax ID: 181-01-0-B-003.00
Order #: 7113138d
Ref #: 796974990

SPECIAL WARRANTY DEED

This instrument, made and entered into on this the 10 day of August, 2012, by and between FEDERAL HOME LOAN MORTGAGE CORPORATION, whose address is 5000 Plano Parkway, Carrollton TX 75010, Grantor, and AH4R-TN 11, LLC,* whose address is 22917 Pacific Coast Hwy, Ste 300, Mailbu, CA 90265, Grantee. *a Delaware Limited Liability Company

Witnesseth:

That for and in consideration of the sum of $188,000.00 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 Grantee, Grantee's successors and assigns, the following described real estate:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

PROPERTY ADDRESS: 7348 Campton Road, Nashville, TN 37211

Being all of that certain property conveyed to GRANTOR, by deed recorded _____ as Instrument No. 20120316-0022773 of official records.

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 all persons whomsoever.

IN WITNESS WHEREOF, this Grantor has hereunto set a hand and seal on this the date first above written.

Witness

Christopher Czechowski

Printed Name

Witness

Marlon Brown

Printed Name

FEDERAL HOME LOAN MORTGAGE CORPORATION

By: _____

Print Name & Title Justin Jung

Authorized Signer of National Default REO Services, a Delaware Limited Liability Company doing business as First American Asset Closing Services ("FAACS"), as Attorney in Fact and/or agent for FEDERAL HOME LOAN MORTGAGE CORPORATION

STATE OF Texas }

COUNTY OF Dallas }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within by Justin Jung, who is the Authorized Signer of National Default REO Services, a Delaware Limited Liability Company doing business as First American Asset Closing Services ("FAACS"), as Attorney-in-Fact and/or agent for FEDERAL HOME LOAN MORTGAGE CORPORATION, a federally chartered corporation, on behalf of the corporation., the Grantor, with whom I am personally acquainted (or who have both proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Special Warranty Deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid on this the 10 day of August, 2012.

Notary Public
My Commission Expires

BRITTANI PEACE
Notary Public, State of Texas
My Commission Expires
March 07, 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 $ 188,000.00, 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

Subscribed and sworn to before me this the 17 day of August, 2012.

Notary Public
My Commission Expires:

SUZANNE BRACEWELL
MY COMMISSION # EE 156769
EXPIRES: January 7, 2016
Bonded Thru Budget Notary Services

Name and Address of Property Owner:
same

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
AH4R-TN111, LLC
22917 Pacific Coast Hwy, Ste 300
Malibu, CA 90265

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 3 ON THE PLAN OF SUGAR VALLEY, A PLANNED UNITED DEVELOPMENT, SECTION ONE ADDITION, "CLUSTER LOT SUBDIVISION", OF RECORD IN INSTRUMENT NO. 20030708-0093537, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO HYUN S. CHO, MARRIED FROM KOT S. YEON, MARRIED, BY DEED DATED AUGUST 31, 2007 AND RECORDED SEPTEMBER 04, 2007, AS DOCUMENT NO. 20070904-0105821 OF OFFICIAL RECORDS.

Commonly Known As: 7348 Campton Road, Nashville, TN 37211