BILL GARRETT, Davidson County
Trans:T20120080604 DEEDWARRSP
Recvd: 10/24/12 08:43 3 pgs
Fees:18.00 Taxes:373.70
20121024-0097320

THIS INSTRUMENT WAS PREPARED BY
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road Suite 100
Independence, OH 44131
Phone: 216-520-0050
RT12326

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

State of ~~Texas~~ Ohio
County of ~~Dallas~~ Cuyahoga
The actual consideration or value, whichever is greater, for this transfer is $101,000.00

Affiant

Subscribed and sworn to before me, this 24 day of September, 2012.

Notary Public

My Commission Expires:

Map/Parcel Number(s) 142 01 0A 016.00 /

Address of New Property Owner(s):
Maryam Myers
8207 Sawyer Brown Road, C-4
Nashville, TN 37221

Send Tax Bills To:
Maryam Myers
8207 Sawyer Brown Road, C-4
Nashville, TN 37221

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 **Maryam Myers,** unmarried, 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: 8207 Sawyer Brown Road, C-4, Nashville, TN 37221
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 **Maryam Myers**, 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 19th day of September, 20 12.

Federal National Mortgage Association

By: _____

Name: JENNIFER HAGGERTY

Title: ASST. VICE PRESIDENT

STATE OF TEXAS

COUNTY OF DALLAS

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared JENNIFER HAGGERTY, 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 19 day of Sept, 20 12.

LAMESHIA ALLEN
Notary Public, State of Texas
My Commission Expires
July 30, 2016

_____
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

RT12326
Property: 8207 Sawyer Brown Road, C-4, Nashville, TN 37221

EXHIBIT "A"

Situated in Davidson County, State of Tennessee, to wit:

Unit Number C-4, together with the Carport designated Number C 4C, in River Plantation, Section One, a Condominium, a Horizontal Property Regime, located on Highway 70 South, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantation, Section One, Condominium Apartments, recorded in Book 4460, Page 59, of the Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4562, Page 474, amended in Instrument No. 20051020-0126564, of the Register's Office of Davidson County, Tennessee, to which reference is hereby made.

BEING the same property conveyed to Federal National Mortgage Association by Trustee's Deed from Wilson & Associates, PLLC, Successor Trustee, dated January 30, 2012 and recorded February 2, 2012 in Instrument No. 20120202-0009488, Register's Office for Davidson County, Tennessee.