This instrument was prepared by and return to:
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V635-14051

BILL GARRETT, Davidson County
Trans:T20130066721 DEEDWARRSP
Recvd: 08/05/13 09:55 2 pgs
Fees:13.00 Taxes:506.90
20130805-0081382

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 $137,000.00, 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

DUSTIN DUNN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Subscribed and sworn to before me this 2nd day of August, 2013.

Notary Public
My Commission Expires: 7/3/17
(Seal)

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel Numbers
Adam Childress and Kristen Childress 2970 Greer Road Goodlettsville, TN 37072	PrimeLending, a PlainsCapital Company 18111 Preston Road, Suite 900 Dallas, TX 75252	011 00 0 155.00

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 Adam Childress and Kristen Childress, husband and wife, Grantee(s), and their heirs and assigns, the following land in Davidson County, Tennessee:

Land in the 2nd Councilmanic District of Davidson County, Tennessee, and described according to a survey by Rag G. Cole, Registered Land Surveyor Number 924, dated March 13, 1989, as follows:

Beginning at a concrete monument set in the Northeasterly margin of Greer Road, the most Southwest corner of this tract, and being a corner to Gregory C. Green; thence with the margin of said road North 28 degrees 13 minutes 31 seconds West 61.16 feet to a point; thence continuing with the margin of said road, North 37 degrees O8 minutes 13 seconds West 54.20 feet to a concrete monument set in the margin of said road; thence leaving said road North 40 degrees 05 minutes 40 seconds East 375.27 feet to an iron pin set; thence South 60 degrees 31 minutes 11 seconds East 89.16 feet to an iron pin set; thence South 78 degrees 09 minutes 08 seconds East 255.23 feet to an existing iron pin, corner to said Green; thence with the line of said Green South 60 degrees 25 minutes 57 seconds West 583.43 feet to the point of beginning.

Being the same property conveyed to Federal National Mortgage Association by Trustee's Deed filed on May 6, 2013, as Instrument Number 20130506-0045632, Register's Office for Davidson County, Tennessee.

Commonly known as: 2970 Greer Road, Goodlettsville, TN 37072

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 18th day of July, 2013.

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 an 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 18th day of July, 2013.

_____
Notary Public

My commission expires:
3/3/15
(Seal)

T. P. BOSHEARS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY