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

Davidson County DEEDWARRSP
Recvd: 10/04/13 10:35 5 pgs
Fees:28.00 Taxes:525.40
20131004-0104425

New Owner(S) Address & Mail Tax Statements To:
Lindsey Brickel & Brian Brickel
916 Matthews Ave
Nashville, TN 37216

Tax ID: 06111003200
Order #: 8114589d
Ref #: 871727453

SPECIAL WARRANTY DEED

This instrument, made and entered into on this the 13 day of August, 2013, by and between FEDERAL HOME LOAN MORTGAGE CORPORATION, whose address is 5000 Plano Parkway, Carrollton, TX 75010, Grantor, and LINDSEY BRICKEL and BRIAN BRICKEL, wife and husband, whose address is 916 Matthews Ave, Nashville, TN 37216, Grantees.

Witnesseth:

That for and in consideration of the sum of $142,000.00, One Hundred Forty-Two Thousand and 00/100 Dollars, 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 Grantees, Grantees' successors and assigns, the following described real estate:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Property Address: 916 Matthews Ave, Nashville, TN 37216
Tax ID: 06111003200

Being all of that certain property conveyed to GRANTOR, by deed recorded 04/30/2013 as Instrument No 20130430-0042802, 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

Justin Jung
Printed Name

Witness

Marlon Brown
Printed Name

FEDERAL HOME LOAN MORTGAGE CORPORATION

By: _____

Print Name & Title Charlotte Elliott VP
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

STATE OF Texas }
COUNTY OF Dallas }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within by Charlotte Elliott, its VP, 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, 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 13 day of August, 2015.

Notary Public
My Commission Expires

CYNTHIA PARTIDA VALTIERRA
Notary Public, State of Texas
My Commission Expires
June 04, 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 $142,000.00, 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 Charlotte Elliott VP

Authorized Signor of National Default REO Services, a Delaware Limited Liability Company dba First American Asset Closing Services ("FAACS"), as Attorney in fact and/or agent

Subscribed and sworn to before me this the 13 day of August, 2013.

Notary Public
My Commission Expires:

CYNTHIA PARTIDA VALTIERRA
Notary Public, State of Texas
My Commission Expires
June 04, 2015

Name and Address of Property Owner:
Lindsey Brickel & Brian Brickel
916 Matthews Ave
Nashville, TN 37216

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
Lindsey Brickel & Brian Brickel
916 Matthews Ave
Nashville, TN 37216

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

A CERTAIN TRACT OF PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBEDAS FOLLOWS, TO WIT:

BEING LOT NO. 1 ON THE MAP OF CURLEY MANOR SUBDIVISION, AS OF RECORD IN BOOK 1835, PAGE 73, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO FEDERAL HOME LOAN MORTGAGE CORPORATION FROM RUBIN LUBLIN TN, PLLC, BY DEED DATED APRIL 19, 2013 AND RECORDED APRIL 30, 2013 AS INSTRUMENT NO. 20130430-0042802 OF OFFICIAL RECORDS.

Commonly known as: 916 Matthews Ave, Nashville, TN 37216

WHEN RECORDED, RETURN TO:
FIRST AMERICAN TITLE INSURANCE CO.
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING

BRICKEL
47541000 TN
FIRST AMERICAN ELS
SPECIAL WARRANTY DEED
4+1

True Copy Certification

I, Rose M Dorsey, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature Rose M Dorsey

State of Ohio

Count of Cuyahoga

Personally appeared before me, _Tiffany E Washington, notary public for this county and state, Rose M Dorsey who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Tiffany E Washington
Notary's Signature

My Commission Expires: Dec 16, 2016

Notary Seal

