Commitment Number: 3239610
Seller's Loan Number: 1107550

After Recording Return To:
ServiceLink LLC
1200 Cherrington Parkway
Moon Township, PA 15108
(800) 439-5451

This instrument prepared by:
ServiceLink LLC
1200 Cherrington Parkway
Moon Township, PA 15108
(800) 439-5451

BILL GARRETT, Davidson County
Trans:T20140064377 DEEDWARRSP
Recvd: 08/29/14 11:18 5 pgs
Fees:28.00 Taxes:159.10
20140829-0079153

New Property Owner/Mail Tax Statements To:
JRG Properties, LLC
104 East Park Drive, Building 300
Brentwood, TN 37027

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
08111035700

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the 18TH day of JULY, 2014, by and between **Federal Home Loan Mortgage Corporation**, whose mailing address is **5000 Plano Parkway, Carrollton, TX 75010**, hereinafter grantor, and party of the first part, for Forty Three Thousand Dollars and No Cents ($43,000.00) in consideration paid grants with covenants of limited warranty to **JRG Properties, LLC**, hereinafter grantee, party of the second part, whose tax mailing address is **1628 16th Ave N, Nashville, TN 37208-2043**, the real property described in the **Attached Exhibit A:**

WITNESSETH: That for and in consideration Forty Three Thousand Dollars and No Cents ($43,000.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does

hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate as set forth in the **Attached Exhibit A**. Said property is commonly known as **1628 16th Ave N, Nashville, TN 37208-2043.**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it has lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same. Party of the First Part will warrant and defend against all lawful claims of persons claiming by, through or under the Party of the First Part but against no others.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according in their proper gender and number according to the context hereof.

EXHIBIT A

A certain tract or parcel of land located in Davidson County, State of Tennessee described as follows, to wit:

Being the Southerly 50 feet of the Westerly 120 feet of Lot No. 299, D.T. McGavock & Others Addition as of record in Book 21, Page 41, Register's Office for Davidson County, Tennessee.

Said Southerly 50 feet of the Westerly 120 feet of Lot No, 299 fronts 50 feet on the Easterly margin of 16th Avenue North and runs back between parallel lines 120 feet to a dead line in the rear measuring 50 feet thereon.

Being the same property conveyed to Federal Home Loan Mortgage Corporation by deed from Theresa A. Patton of record in Instrument No. 20140605-0049055, Register's Office for Davidson County, Tennessee, dated December 31, 2013 and recorded on June 5, 2014.

Further, being the same property conveyed to Federal Home Loan Mortgage Corporation by deed from Ocwen Loan Servicing, LLC of record in Instrument No. 20140703-0058706, Register's Office for Davidson County, Tennessee, dated December 27, 2013 and recorded on July 3, 2014.

Executed by the undersigned on 7-18 **,2014:**

Federal Home Loan Mortgage Corporation
By: Chicago Title Insurance Company, its Attorney in Fact

By: Kimberly A. Arndt

Print Name: Kimberly A. Arndt

Its: AVP

A Power of Attorney was recorded on the above property on 12/07/2006 in Instrument Number 20061207-015393 in Davidson County Official Records

STATE OF Pennsylvania
COUNTY OF ALLEGHENY

The foregoing instrument was acknowledged before me on 7-18, 2014 by Kimberly A. Arndt, AVP of ServiceLink who is personally known to me or has produced _____ as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Mary M Goddard
Notary Public

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Mary M. Goddard, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Sept. 4, 2017
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

State of Pennsylvania
County of ALLEGHENY

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 $43,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 18 day of July, 2014

Affiant

Dustin Krashna
Print Name

(Seal)

Notary Public

My commission expires:
9-4-17

Mary Goddard
Print Name

CTIC# _____

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Mary M. Goddard, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Sept. 4, 2017
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES