BILL GARRETT, Davidson County
Trans:T20140068141 DEEDWARRSP
Recvd: 09/12/14 10:49 4 pgs
Fees:22.00 Taxes:0.00
20140912-0083720

PREPARED BY
RCO Legal, P.S.
1587 Northeast Expressway
Atlanta, Georgia 30329

RETURNED TO:
PRIORITY TRUSTEE SERVICES OF TN, LLC
Substitute Trustee
1587 Northeast Expressway
Atlanta, Georgia 30329
PHONE: 770-234-9181
FAX: 770-234-9192

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on 29 day of Aug, 2014, by and between:

Bayview Loan Servicing, LLC, party of the first part, and, **Federal Home Loan Mortgage Corporation,** party of the second part located at 4425 Ponce De Leon Blvd. 5th Floor, Coral Gables, FL, 33146.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), 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 real estate, situated and being in the County of Davidson, State of Tennessee:

Lying in the 14th Civil District of Davidson County, Tennessee and being part of a larger tract of land belonging to Fred Baxter as described in Deed Book 5259, page 415 at the Register's Office of Davidson County, Tennessee and being more particularly described according to a survey by Reasons Engineering & Associates, Inc. as follows:

Beginning at a concrete monument found in the North margin of Riley Adcock Road at the Southeast corner of Butler and the Southwest corner of the herein described lot; thence from said point of beginning North 35 degrees 26 minutes 10 seconds West 336.76 feet with the East line of Butler to an iron pin found at a fence in the East line of Baxter; thence with Baxter and generally with a fence the following calls; North 06 degrees 42 minutes 17 seconds East 129.94 feet to an iron pin found, North 03 degrees 24 minutes 33 seconds East 143.92 feet to an iron pin set; thence on a new line through Baxter South 40 degrees 22 minutes 07 seconds East 211.32 feet to an iron pin set in the West line of Adcox; thence with Adcox South 40 degrees 22 minutes 07 seconds East 384.28 feet to a concrete monument found in the North margin of Riley Adcock Road; thence with said margin the following calls; along a curve with radius= 315.49 feet, length= 102.57 feet, and chord= South 61 degrees 12 minutes 23 seconds West 102.12 feet,

South 70 degrees 31 minutes 12 seconds West 132.33 feet to the point of beginning.

BEING the same property conveyed to Walter C. Riley and wife, Mary Beth Riley by Warranty Deed from Althea Dunn Baxter, Unmarried dated December 9, 1996 of record in Book 10295, page 480, Register's Office for Davidson County, TN

Mary B. Riley being one and the same person as Mary Beth Riley.

Being the same property conveyed to Grantors herein from Priority Trustee Services of TN, LLC, Substitute Trustee, as shown in Substitute Trustee's Deed at Instrument No. 201408220076817, in said Register's Office.

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

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 their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, the undersigned **Bayview Loan Servicing, LLC**, has caused this instrument to be executed by its duly authorized officer and agent the day and year first above written.

Bayview Loan Servicing, LLC

BY: _____

Alejandro Diaz

TITLE: Assistant Vice President

STATE OF Florida

COUNTY OF Miami-Dade

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Alejandro Diaz, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Assistant Vice President of **Bayview Loan Servicing, LLC,** the within named bargainor, and as such officer being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer.

WITNESS my hand and Notarial Seal at office this 29 day of Aug, 2014.

Notary Public Heather Castiglione

My Commission Expires: 10/17/2017

HEATHER CASTIGLIONE
Notary Public - State of Florida
My Comm. Expires Oct 17, 2017
Commission # FF 063936

File No.: 1R295714

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File No.: **1R295714**
Loan Number: **0091488791**
Property Address: **8354 Riley Adcock Rd, , Joelton, TN 37080**
Tax Parcel ID No.: **004.00-0-109.00**

Mail Tax Notices To and Property Owner:

Federal Home Loan Mortgage Corporation
4425 Ponce De Leon Blvd. 5th Floor
Coral Gables, FL, 33146

I, or we, 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 $0 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Mark Burke
Affiant

Subscribed and sworn to before me this 10th day of September, 2014

Rontavia McGee
Notary Public

My Commission Expires: August 25, 2016

RONTAVIA McGEE NOTARY PUBLIC MY COMMISSION EXPIRES Aug. 25, 2016 COBB COUNTY, GEORGIA