Davidson County DEEDWARRSP
Recvd: 04/06/15 15:31 3 pgs
Fees:18.00 Taxes:499.50
20150406-0029966

S&K #: 14-059877

SPECIAL WARRANTY DEED

THIS DEED, between Federal Home Loan Mortgage Corporation, organized and existing under the laws of the United States of America, hereinafter called Grantor, and Ebony Steele, hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

A certain tract or parcel of real property in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 258 on the plan of Piccadilly Square, Phase III, as of record in Plat Book 6250, page 892-894, Register's Office of said County, to which plat reference is hereby made for a more complete and accurate description thereof.

This legal description is identical with that in Deed of Trust recorded in Instrument No. 20030812-0115304 in the Register's Office of Davidson County, Tennessee.

For prior title, see Deed recorded in Instrument No. 20140805-0069925, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

Federal Home Loan Mortgage Corporation

BY: _____

Title: _____ Jamey Davis 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

STATE OF Texas
COUNTY OF Dallas

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Jenny Davis, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who, upon oath, acknowledged that he/she is an officer, or authorized signatory of Federal Home Loan Mortgage Association, the within named bargainor, a corporation, and that he/she, being authorized so to do, executed the within instrument for the purposes therein contained by signing the name of the corporation by himself/herself as such officer, or authorized signatory.

WITNESS my hand and Official Seal at Office this 30 day of January, 2015

Cynthia Partida Valtierra
Notary Public

My commission expires: 6/4/15

CYNTHIA PARTIDA VALTIERRA
Notary Public, State of Texas
My Commission Expires
June 04, 2018

STATE OF Texas
COUNTY OF Dallas

I 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 $135,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant Jenny Davis

Subscribed and sworn to before me this the 30 day of January, 2015

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

Cynthia Partida Valtierra
Notary Public

My commission expires: 6/4/15

Property Address: 4712 Billingsgate Rd, Antioch, Tennessee 37013

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Ebony Steele
4712 Billingsgate Rd.
Antioch, TN
37013

S&K File # 14-059877

Map & Parcel - 149 01 0B 081.00

THIS INSTRUMENT PREPARED BY:
Noi Chen
Shapiro & Kirsch, LLP
555 Perkins Road Extended, Second Floor
Memphis, TN 38117
(901)767-5566

True Copy Certification

I, Alisha A. Jenkins, 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

State of Missouri

County of St. Louis

Personally appeared before me Theresa Payne, a notary public for this county and state, Alisha Jenkins who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 06-27-17
Notary' Seal (if on paper)

NOTARY PUBLIC NOTARY SEAL STATE OF MISSOURI

THERESA PAYNE
My Commission Expires
June 27, 2017
St. Louis County
Commission #13504231