This instrument was prepared by and return to:
Associates Closing & Title, LLC - Nashville
8 Cadillac Drive, Suite 120, Creekside Crossing III
Brentwood, TN 37027
1041503166

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 $138,500.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Patricia Hunt
Grantee or Agent of Grantee

Subscribed and sworn to before me this 7th day of October, 2015.

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

Notary Public
My Commission Expires: 5/6/19
(SEAL)

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel No.(s)
Patricia Hunt	Churchill Mortgage Corporation	096 16 0 009.00
3346 Percy Priest Drive	761 Old Hickory Boulevard, Suite 400	
Nashville, TN 37214	Brentwood, TN 37027	

SPECIAL WARRANTY DEED
(Corporation)

Fannie Mae a/k/a Federal National Mortgage Association, whose address is P.O. Box 650043, Dallas, TX 75265-0043, 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 No. 20131217-0127478, 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 Patricia Hunt, a single woman, Grantee(s), and his heirs and assigns, the following land in Davidson County, Tennessee:

Land located in Davidson County, Tennessee, described as follows, to-wit:

Being Lot Number 8 on the Plan of Section 5, Hickory Bend Subdivision, of record in Book 3600, Page 45, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Federal National Mortage Association by Substitute Trustee's Deed filed on March 3, 2015, Instrument Number 20150303-0018373, in the Register's Office of Davidson County, Tennessee.

Commonly known as: 3346 Percy Priest Drive, Nashville, TN 37214

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 his 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.

BILL GARRETT, Davidson County
Trans:T20150086181 DEEDWARRSP
Recvd: 10/09/15 09:43 2 pgs
Fees:13.00 Taxes:512.45
20151009-0103037

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor(s) this 10th day of September, 2015.

Fannie Mae a/k/a Federal National Mortgage Association, by Wilson & Associates, P.L.L.C., its duly authorized attorney in fact,

BY: _____
Michael N. Wennerlund, Attorney

Certificate of Acknowledgment

State of Tennessee

)ss.

County of Williamson

Personally appeared before me, the undersigned Notary Public, Michael N. Wennerlund, 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 10th day of September, 2015.

_____
Notary Public

My Commission Expires: 7-3-17

(SEAL)

DUSTIN DUNN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY