Commitment Number: 3335785
Seller's Loan Number: 1156794

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

Davidson County DEEDWARRSP
Recvd: 03/24/16 16:00 6 pgs
Fees:33.00 Taxes:444.00
20160324-0028177

New Property Owner/Mail Tax Statements To:
Pamela Gail Wilkes
529 Phipps Dr
Nashville, TN 37218-1430

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
05811009300

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the 15th day of October, 2015, 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 One Hundred Twenty Thousand Dollars and NO Cents ($120,000.00) in consideration paid grants with covenants of limited warranty to **Pamela G Wilkes** , hereinafter grantee, party of the second part, whose tax mailing address is 529 Phipps Dr, Nashville, TN 37218-1430, the real property described in the **Attached Exhibit A:**

WITNESSETH: That for and in consideration One Hundred Twenty Thousand Dollars And NO Cents (120,000.00), 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 529 Phipps Dr, Nashville, TN 37218-1430.

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

Being known and designated as: All that certain parcel of land situated in Davidson County, State of Tennessee, described as follows, to-wit:

Described land in Davidson County, Tennessee, being Lot No. 212 on the plan of Royal Hills Subdivision, Section I, as of record in Book 4675, Page 73, Register's Office for Davidson County, Tennessee.

Being the same property as conveyed from Phase 10 Management, LLC to Tiffany Covington, as described in Inst. No. 20080116-0005038, Dated 01/15/2008, Recorded 01/16/2008 in Davidson County Records.

Being the same property conveyed from Wilson & Associates, P.L.L.C, to FEDERAL HOME LOAN MORTGAGE CORPORATION by deed recorded 02/11/2015 in Document Number 20150211-0012472 in the Register's Office of Davidson County, Tennessee.

Executed by the undersigned on 10·15 **,2015:**

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

By: _____

Print Name: Cherri Piszczek

Its: _____

A Power of Attorney was recorded on the above property on 12/07/2006 in Document Number 20061207-0151393 in Davidson County Official Records

STATE OF Pennsylvania
COUNTY OF ALLEGHENY

The foregoing instrument was acknowledged before me on 10·15, 2015 by Cherri Piszczek of Servelink 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.

Notary Public

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Jody L. Mayer, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Nov. 16, 2016
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

OATH OF VALUE

Warranty Deed

STATE OF ~~TENNESSEE~~ Pennsylvania
COUNTY OF Allegheny)

I, Kim Huggins,
hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $120,000.00, which amount is equal or greater than the amount which the property transferred would command at a fail voluntary sale.

Kim Huggins
Affiant

Affiant, Kim Huggins, subscribed and sworn before me this 24 day of March, 2016.

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Michael J. Webb, Notary Public
Moon Twp, Allegheny County
My commission expires May 06, 2019

Michael J Webb
Notary Public

My commission expires: May 6 2019

True Copy Certification

I, Lisa Williams, 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.

Lisa Williams
Signature

State of PA

County of Allegheny

Personally appeared before me, Christina McCartney, a notary public for this county and state, Lisa Williams who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Christina McCartney
Notary's Signature

My Commission Expires: 4-15-19
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Christine McCartney, Notary Public
Moon Twp., Allegheny County
My Commission Expires April 15, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES