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Book - 9777 Pg - 7562-7563
GARY W. OTT
RECORDER, SALT LAKE COUNTY, UTAH
UNITED TITLE SERVICES
BY: EAP, DEPUTY - WI 2 P.

UTS 00214603
REO/UTAH
REO# D090MBK

SPECIAL WARRANTY DEED

Grantor's Name/Address: **Federal National Mortgage Association, 13455 Noel Road, Ste. 600
Dallas, Texas 75240-5003**

Grantee's Name/Address: **DAVID WARD
3605 SOUTH COUNTRY WEST DRIVE
MAGNA, UT 84044**

THIS DEED made on November 4th, 2009, between FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION, a corporation organized and existing under the laws of the United States, by its duly authorized Vice President, hereinafter called "Grantor," and DAVID WARD, a married man

hereinafter called "Grantee(s)",

WITNESSETH, that the said Grantor, for and in consideration of the sum of **ONE HUNDRED SIXTY-SEVEN THOUSAND FIVE HUNDRED DOLLARS and 00/100 \$(167,500.00)** and other valuable consideration, the receipt whereof is hereby acknowledged, has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell, convey and confirm unto the said Grantee(s), and his or their heirs, executors, administrators, and assigns forever, all of the following described property in the County of **Salt Lake, State of Utah, to-wit:**

Lot 2, WEST BENCH ESTATES, according to the official plat thereof on file and of record in the Salt Lake County Recorder's Office.

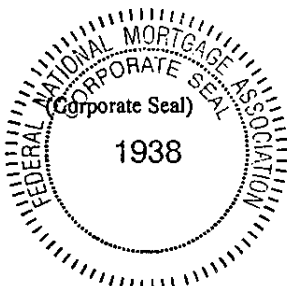
Tax Parcel No.: **14-32-229-017**

COMMONLY KNOWN AS: **3605 SOUTH COUNTRY WEST DRIVE, MAGNA, UT 84044**

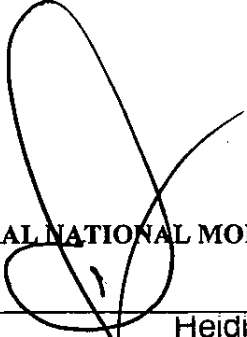
TOGETHER WITH all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining; and all the estate, right, title, interest, claim, and demand whatsoever of the said Grantor, in and to the said property with the hereditaments and appurtenances.

TO HAVE AND TO HOLD the above described property, together with all and singular, the tenements, hereditaments, rights and appurtenances thereto in anywise belonging unto the said Grantee(s) and their heirs and assigns, against every person whomsoever lawfully claiming, under or through the Grantor, but not otherwise.

IN WITNESS THEREOF, the said Grantor has caused these presents to be signed by its undersigned and duly authorized Vice President.



FEDERAL NATIONAL MORTGAGE ASSOCIATION

By:  _____
Heidi Jones Vice-President

By:  _____
CHRISTOPHER IRBY Assistant Secretary

ATTEST

STATE OF TEXAS }
 }
COUNTY OF DALLAS }

BEFORE ME, A Notary Public, on this day personally appeared The Undersigned, duly commissioned, qualified, and acting within and for said county and state, appeared in person the within named Heidi Jones
And CHRISTOPHER IRBY who stated that they were Vice President and Assistant Secretary of the **FANNIE MAE A/K/A FEDERAL NATIONAL MORTGAGE ASSOCIATION**, a corporation, and were duly authorized in their respective capacities to execute the foregoing instrument, and acknowledged that they had so signed, executed and delivered said foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on **November 4th, 2009**



Notary Public in and for the State of Texas

