

LISA SMITH, COUNTY RECORDER
MADISON IOWA

PREPARED BY: FANNIE MAE, TWO GALLERIA TOWER, 13455 NOEL ROAD,
REO NO. C07D456 SUITE 600, DALLAS, TEXAS 75240-5003
Patricia Manson 1-972-773-7408

Return to: Real Estate Resource Group 1401 NE 56th Street, Pleasant Hill, IA 50327

Address Tax Statement: Adam and Courtney Dahl 1350 HWY 169 WINTERSET, IA 50273

\$108,000.00

Space Above This Line
For Recorder

SPECIAL WARRANTY DEED

This Deed is from **Federal National Mortgage Association**, a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington D.C. ("Grantor"), **Adam L. Dahl and Courtney Dahl**, husband and wife as joint tenants with full rights of survivorship and not as tenants in common ("Grantee"), and to Grantee's heirs and assigns.

For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever, but without recourse, representation or warranty, except as expressed herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of **MADISON** State of Iowa, described as follows (the "Premises"):

1350 HWY 169 WINTERSET, IA 50273

A tract of land described as follows, to wit: beginning at the Northwest corner of the Northeast Quarter (1/4) of the Southeast Quarter (1/4) of Section Twenty-four (24), in Township Seventy-seven (77) North, Range Twenty-eight (28) West of the 5th P.M., Madison County, Iowa, thence East 1309.7 feet to the East Quarter (1/4) corner of said Section, thence South along the section line 495.56 feet, thence West 1308.8 feet to the West line of said Northeast Quarter (1/4) of the Southeast Quarter (1/4), thence North along said West line 495.56 feet to the point of beginning, Except the North 172 feet thereof,

And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, Grantee's heirs and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise.

Grantor is exempt from all taxation imposed by any state, county, municipality, or local taxing authority, except for real property taxes. Thus, Grantor is exempt from any and all transfer taxes. See, 12 U.S.C. 1723a (c) (2).

Date: Nov 14, 2007



FEDERAL NATIONAL MORTGAGE ASSOCIATION

By:

Diane E Sanders
Vice President

Attest:

Teresa M. Foley
Assistant Secretary

STATE OF TEXAS)

) SS

COUNTY OF DALLAS)

The foregoing instrument was acknowledged before me, a notary public, commissioned in Dallas County, Texas this 14th day of Nov. 2007 by Diane E Sanders, Vice President, Teresa M. Foley Assistant Secretary, of Federal National Mortgage Association, a United States Corporation, on behalf of the corporation.

[Signature]
Notary Public

