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REO/UTAH
U.S. TITLE #BE7091DWT

Ent 200978 Bk 893 Pg 1467
REO CASE # 00036-2004 4:06PM Fee \$12.00

SPECIAL WARRANTY DEED

LuAnn Adams - Filed By mm
Box Elder Co. UT
For US TITLE OF UTAH
05-152-0034

Grantor's Name/Address: Federal National Mortgage Association a/k/a Fannie Mae
13455 Noel Road, #600, Dallas, TX 75420-5003

Grantee's Name/Address: L. KIM RICHINS, 10239 NORTH HIGHWAY 38, DEWEYVILLE, UT 84309

THIS DEED made this the 26th day of May, 2004, between FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE organized and existing under the laws of the United States, by its duly authorized Vice President, hereinafter called "Grantor," and

L. KIM RICHINS and KELLY J. RICHINS, husband and wife, as joint tenants herein after called "Grantee(s)."

WITNESSETH that the said Grantor, for and in consideration of the sum of **One Hundred and Sixty-five Thousand Five Hundred and One Dollars and no/100 (\$165,501.00)** 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 BOX ELDER State of Utah, to-wit:

SEE EXHIBIT "A", ATTACHED HERETO AND MADE APART HEREOF FOR ALL PURPOSES.

COMMONLY KNOWN AS: 10239 NORTH HIGHWAY 38, DEWEYVILLE, UT 84309

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 his/her/ their heirs and assigns, against every person whomsoever lawfully claiming, under or through the Grantor, but not otherwise.

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

(Corporate Seal)

FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE

ATTEST

STATE OF TEXAS

COUNTY OF DALLAS

By

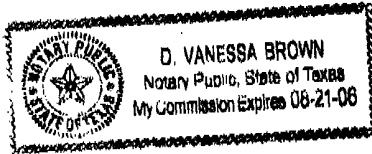
By

[Signature]
Teresa M. Foley
[Signature]
Sheryl Martin

BEFORE ME, a Notary Public, on the 26th day of May, 2004 personally appeared THE UNDERSIGNED, duly commissioned, qualified and acting within and for said county and state, appeared in person the within named Teresa M. Foley and Sheryl Martin, stated that they were Vice President and Assistant Secretary of the FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE, a corporation, and were duly authorized in their respective capacities to execute the foregoing instrument for 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 the 26th day of May, 2004

[Signature]
Notary Public in and for the State of Texas



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EXHIBIT "A"

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(05-152-0034)



A PART OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 11 NORTH, RANGE 2 WEST, SALT LAKE BASE AND MERIDIAN, ALSO DESCRIBED AS PARCEL NO. 3 OF THE SEKIGAWA MINOR SUBDIVISION.

BEGINNING AT A POINT ON THE WEST RIGHT OF WAY LINE OF STATE HIGHWAY 38 LOCATED NORTH 89° 53' 03" WEST 1,325.54 FEET ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER AND SOUTH 00° 00' 36" EAST 887.07 FEET ALONG SAID RIGHT OF WAY LINE FROM THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER, (BASIS OF BEARING IS THE EAST LINE OF SAID SECTION ASSUMED TO BEAR NORTH 00° 00' 00" EAST); RUNNING THENCE SOUTH 00° 00' 36" EAST 125.00 FEET ALONG SAID RIGHT OF WAY LINE; THENCE NORTH 89° 50' 36" WEST 650.00 FEET; THENCE NORTH 00° 00' 36" WEST 125.00 FEET; THENCE SOUTH 89° 50' 36" EAST 650.00 FEET TO THE BEGINNING.



RO 37/29