Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2033-525
200073172

BILL GARRETT, Davidson County
Trans:T20090027963 DEEDWARR
Recvd: 04/29/09 08:57 3 pgs
Fees:18.00 Taxes:192.40
20090429-0038476

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 10th day of April, 2009, by Nationstar Mortgage, LLC, Grantor, by its duly authorized attorney in fact First American REO Servicing.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Marvin Cook, unmarried, Grantee, the following land in Davidson County, Tennessee:

Land in the 13th Civil District Annexed (formerly 12th Civil District), Davidson County, Tennessee: being Lot No. 257 on the Plan of Trinity Hills Village, Section II, First Addition, as of record in book 4460, pages 45 and 46, Register's Office for Davidson County, Tennessee, to which reference is here made for a more particular description.

The above legal description being the same as the last deed of record, no boundary survey having been made at the time of this conveyance.

Being the same property conveyed to Nationstar Mortgage, LLC by Trustee's Deed filed for record on 10/23/08 as instrument no. 20081023-0105987 in the Register's Office of Davidson County, Tennessee.

Commonly known as: 257 MacLaurin Court, Nashville, TN 37207.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Grantee and unto his heirs and assigns 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 hereby binds itself to warrant and defend the title as against all acts of the Grantor herein and no other.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

Nationstar Mortgage, LLC by its lawful Attorney - in - Fact First American REO Servicing

POA recorded instrument number 20090429-0038475

BY: _____

ITS: First American REO Servicing
Attorney-in-Fact
Portfolio Manager

Acknowledgment

State of Colorado
)ss.
County of Denver

*PortfolioManager

On this day before me, a Notary Public, personally appeared Jason Bibzin to me personally well-known, who acknowledged that he/she is the PM* of First American REO Servicing, a corporation, as attorney-in-fact for Nationstar Mortgage, LLC, a corporation, and that he/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such attorney-in-fact by himself/herself as such officer.

Witness my hand and seal this 10th day of April, 2009.

_____
Notary Public

My commission expires:
1/26/11
(Seal)

DAWN McCLOUD NOTARY PUBLIC STATE OF COLORADO

State of TENNESSEE

)ss.

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, $52,001.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 27th day of April, 2009.

Notary Public

My commission expires:

07/16/2011

(Seal)

CHRISTY A DELK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

MY COMMISSION EXPIRES:
7-16-2011

Property owner and party responsible for payment of taxes:
Marvin Cook
PO Box 147861
Nashville, TN 37214

Map No. 059-12-0-017.00

Return to:

Associates Closing & Title
1521 Merrill Drive, Suite D-220