SPECIAL WARRANTY DEED

BOX 50-B RETURN TO: BANKERS TITLE & ESCROW CORP. 3310 WEST END AVE. NASHVILLE, TN 37203

PREPARED BY:

BILL GARRETT, Davidson County
Trans:T20090045434 DEEDWARR
Recvd: 07/07/09 10:50 2 pgs
Fees:13.00 Taxes:240.50
20090707-0063252

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $65,000.00.

Grantee or Agent of Grantee

Subscribed and sworn before me this the 25 day of June, 2009.

Notary Public
My commission expires: 1-9-12

Notary Seal present, but could not be reproduced.

Bill Garrett
Davidson County Register of Deeds

This instrument was prepared by:
Robert S. Coleman, Jr.
1405 North Pierce, Suite 306
Little Rock, Arkansas 72207

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Arc Properties, G.P., a General Partnership 413 WALDRON Rd. LAVERGNE, TN 37086	Arc Properties, G.P., a General Partnership Same	105.07-362.00

KNOW ALL MEN BY THESE PRESENTS:

That The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2005-4, by its Attorney-in-Fact, Saxon Mortgage Services, Inc., duly authorized by proper resolution of its Board of Directors, for the consideration of the sum of Ten Dollars ($10.00) in hand paid by Arc Properties, G.P., a General Partnership, the receipt of which is hereby acknowledged, does grant, bargain, sell, and convey unto said Arc Properties, G.P., a General Partnership, and unto its successors and assigns forever the following described land, situated in Davidson County, Tennessee, to-wit:

LOT NO. 14 ON THE MAP OF RAINS SPRING TRACT, AS OF RECORD IN PLAT BOOK 1, PAGE 109, CHANCERY COURT OF NASHVILLE, DAVIDSON COUNTY, TN. SAID LOT NO. 14 FRONTS 50 FT. ON THE EASTERLY SIDE OF RAINS AVE. AND RUNS BACK BETWEEN PARALLEL LINES 200 FT. OT AN ALLEY..

More Commonly Known As: 116 Rains Avenue, Nashville, Tennessee 37203.

Being the same property conveyed to The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2005-4 by deed from Robert S. Coleman, Jr., Successor Trustee of record as Instrument No. 20081023-0106013, in the Register's Office for Davidson County, Tennessee, dated October 17, 2008.

TO HAVE AND TO HOLD the same unto said Arc Properties, G.P., a General Partnership, and unto its successors and assigns forever, with all appurtenances thereunto belonging. And The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2005-4, by its Attorney-in-Fact, Saxon Mortgage Services, Inc., hereby covenants with said Arc Properties, G.P., a General Partnership, that it will forever warrant and defend the title to said lands against all claims and encumbrances done or suffered by it, but against none other.

IN TESTIMONY WHEREOF, the name of the grantor is hereunto affixed by its AVP this 16th day of June, 2009.

Name: By: John Crockett
Title: Its Authorized Signatory
The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2005-4, by its Attorney-in-Fact, Saxon Mortgage Services, Inc.

ACKNOWLEDGEMENT

STATE OF Kansas)
)
COUNTY OF Johnson)

Before me, the undersigned notary public in and for the State and County aforesaid, personally appeared John Crockett, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him/herself to be the AVP Saxon Mortgage Services, Inc., a corporation, and who acknowledged that Saxon Mortgage Services, Inc. is the Attorney-in-Fact for The Bank of New York Mellon, as Successor Trustee under NovaStar Mortgage Funding Trust 2005-4, and that he/she as such officer executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by him/herself as John Crockett.

Witness my hand and official seal this the 16th day of June, 2009.

My Commission Expires:

Notary Public

BEN CARRILLO
Notary Public, State of Kansas
My Appointment Expires
March 11, 2012