Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V7000-2028
0149847048

BILL GARRETT, Davidson County
Trans:T20090051427 DEEDWARR
Recvd: 07/30/09 10:25 3 pgs
Fees:18.00 Taxes:481.00
20090730-0071299

# SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 9th day of June, 2009, by HSBC Bank USA, National Association, as Trustee for Wells Fargo Asset Securities Corporation Home Equity Asset-Backed Certificates, Series 2006-1 by its duly authorized attorney in fact Wells Fargo Bank, N.A., Grantor.

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

Being all of Lot No. 9, Subdivision Franklin Heights, Section II, Phase I, as shown by plat and survey of record in Plat Book 6900, Page 856, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to HSBC Bank USA, National Association, as Trustee for Wells Fargo Asset Securities Corporation Home Equity Asset-Backed Certificates, Series 2006-1 by Trustee's Deed filed May 26, 2009 as Instrument No. 20090526-0048122 in the Register's Office for Davidson County, Tennessee.

Commonly known as: 311 McCoin Drive, Goodlettsville, TN 37072.

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.

HSBC Bank USA, National Association, as Trustee for Wells Fargo Asset Securities Corporation Home Equity Asset-Backed Certificates, Series 2006-1, by its duly authorized attorney in fact, Wells Fargo Bank, N.A.

POA Instrument # 20070833-0103078

BY: _____

ITS: LYNN CARDER
Vice President Loan Documentation

Acknowledgment

State of Iowa
)ss.
County of Polk

* Vice President Loan Documentation

** Series-2006-1

On this day before me, a Notary Public, personally appeared Lynn Carder, to me personally well-known, who acknowledged that he/she is the VP * of Wells Fargo Bank, N.A., a corporation, as attorney-in-fact for HSBC Bank USA, National Association, as Trustee for Wells Fargo Asset Securities Corporation Home Equity Asset-Backed Certificates** 2006-1, 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 9th day of June, 2009.

_____
Notary Public

My commission expires:

4/2/12
(Seal)

JACINDA SCHIPPER
Commission Number 757702
My Commission Expires
April 2, 2012

**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, $130,000.00, 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 29TH day of July, 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:**
**Joey Tidwell**
**311 McCoin Drive**
**Goodlettsville, TN 37072**

**Map No. 025-04-0-122.00**

**Return to:**
Associates Closing & Title
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211