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BILL GARRETT, Davidson County
Trans:T20090062865 DEEDWARR
Recvd: 09/14/09 14:56 4 pgs
Fees:23.00 Taxes:355.20
20090914-0085831

Prepared By and Return to:
LandCastle Title, LLC
810 Crescent Centre Drive, Suite 280
Franklin, TN 37067
File Number: NSR-090800593S
615-503-9901

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: Cameron M. Pizzillo	SEND TAX BILL TO: Cameron M. Pizzillo	MAP/PARCEL NUMBERS: 074-12-0-025.00
(Name) 402 Bonnawood Dr.	(Name) Same	
(Address) Hermitage TN	(Address) as new owner	
(City) (State) (Zip) 37076	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, U.S. Bank National Association, As Successor Trustee To Bank Of America, National Association, As Successor By Merger To Lasalle Bank, N.A. As Trustee For The MLMI Trust Series 2006-AR1, Grantor, has this day bargained and sold, and does hereby transfer and convey unto Cameron M. Pizzillo, the Grantees herein, their successors, heirs and assigns, that certain

X improved unimproved real estate located at 402 Bonnawood Drive, Hermitage, TN, 37076, in Davidson County, Tennessee, described in Exhibit A attached hereto.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit B attached hereto.

We further covenant and bind ourselves, our successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, by no others.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Continuation of Special Warranty Deed)

Witness our hand as of the August 19th, 2009, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers as of said day and date.

U.S. Bank National Association, As Successor Trustee To Bank Of America, National Association, As Successor By Merger To Lasalle Bank, N.A. As Trustee For The MLMI Trust Series 2006-AR1 by Wilshire Credit Corporation as Attorney In Fact

BY: Alicia M Laster

NAME: ALICIA M. LASTER

ITS: REO Team Lead

State of Oregon
County of Washington

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid Alicia M. Laster who acknowledged to me that she/he is authorized signer (Title of person signing) of Wilshire Credit Corporation (Name of Company), the attorney-in-fact for U.S. Bank National Association, As Successor Trustee To Bank Of America, National Association, As Successor By Merger To Lasalle Bank, N.A. As Trustee For The MLMI Trust Series 2006-AR1, and that in its capacity as attorney-in-fact for U.S. Bank National Association, As Successor Trustee To Bank Of America, National Association, As Successor By Merger To Lasalle Bank, N.A. As Trustee For The MLMI Trust Series 2006-AR1 she/he executed, signed and delivered the above and foregoing instrument after having been authorized by U.S. Bank National Association, As Successor Trustee To Bank Of America, National Association, As Successor By Merger To Lasalle Bank, N.A. As Trustee For The MLMI Trust Series 2006-AR1 and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 19th day of August, 2009.

OFFICIAL SEAL
V. WEDLOW
NOTARY PUBLIC - OREGON
COMMISSION NO. 417935
MY COMMISSION EXPIRES MAY 31, 2011

V. Wedlow
Notary Public V. Wedlow
My Commission Expires: May 31, 2011

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is $96,000.00.

Affiant

Subscribed and sworn to before me this September 9, 2009

Notary Public

My Commission Expires: 12-1-2012

CAROL W. HART
STATE OF TENNESSEE
NOTARY PUBLIC
MARSHALL COUNTY

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 608 on the plan of Hermitage Hills, Section 6, of record in Book 3300, Page 10, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to U.S. Bank National Association, as Successor Trustee to Bank of America, National Association, as Successor by merger to LaSalle Bank, N.A. as Trustee for the MLMI Trust Series 2006-AR1, its successors and assigns, in fee simple forever by Substitute Trustee's Deed dated 04/09/2009, recorded on 04/17/2009 at Instrument No. 20090417-0035052, Register's Office for Davidson County, Tennessee.

402 Bonnawood Drive, Hermitage, TN 37076

RE: 402 Bonnawood Drive, Hermitage, TN 37076

SPECIAL WARRANTY DEED

EXHIBIT "B"

"Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise."

The following reservations from and exception to this conveyance and the warranty of title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for te current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

RE: 402 Bonnawood Drive, Hermitage, TN 37076