KW

SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans: T20090067655 DEEDWARR
Recvd: 10/05/09 10:27 2 pgs
Fees: 13.00 Taxes: 253.45
20091005-0092200

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF September 2009

Notary Public

MY COMMISSION EXPIRES: 3/20/10
(AFFIX SEAL)

MELINDA M. WRAY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency, Inc. (Tennessee Division)
2630 Elm Hill Pike #350
Nashville, TN 37214
615-782-8115

RT9467

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Russell Bowlin and Robert Creecy	Russell Bowlin & Robert Creecy	163-16-0-A 060.00 CO
(NAME) 1014 Halifax Lane	(NAME) 1324 Wexford Downs LN	
(ADDRESS)	(ADDRESS)	
Antioch TN 37013	Nashville, TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-3 Home Equity Pass-Through Certificates, Series 2006-3 , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Russell Bowlin, unmarried and Robert Creecy, unmarried

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Real estate located in Davidson County, Tennessee, described as follows:

Being Unit No. 160 on The Plan of Phase One, Provincetown, a Horizontal Property Regime with Private Elements, of record in Instrument Number 20031119-0618785 - Exhibit "A-1", Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-3 Home Equity Pass-Through Certificates, Series 2006-3 by Substitute Trustee's Deed from Mantenn, LLC in its capacity as Substitute Trustee, dated January 26, 2009 and recorded January 28, 2009 in Instrument Number 20090128-0007272, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 1014 Halifax Lane Antioch 37013
(House Number, (Street) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Russell Bowlin and Robert Creecy, and his/her/their assigns, forever.

Said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-3 Home Equity Pass-Through Certificates, Series 2006-3, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-3 Home Equity Pass-Through Certificates, Series 2006-3 has executed this deed this 10th day of September, 2009

U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-3 Home Equity Pass-Through Certificates, Series 2006-3 by Select Portfolio Servicing, Inc., Attorney in Fact

Dhari Lindsey, REO Closer

By
CHERYL E. KRUEGER, DOC. CONTROL OFFICER

STATE OF UTAH

COUNTY OF SALT LAKE

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared CHERYL E. KRUEGER, DOC. CONTROL OFFICER, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Doc. Control Officer of Select Portfolio Servicing, Inc., the Attorney in Fact of said U.S. Bank National Association, as trustee, on behalf of the holders of the Home Equity Asset Trust 2006-3 Home Equity Pass-Through Certificates, Series 2006-3 the within named bargainor, and that he/she as such Doc. Control Officer, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument No. 20091005-0092199 Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 10th day of September, 2009

Notary Public

My Commission expires: _____

NOTARY PUBLIC
JULEE METTERS
5960 So. Wahiquist Lane
Murray, Utah 84123
My Commission Expires
April 15, 2012
STATE OF UTAH

RETURN TO:

2630 Elm Hill Pike #350
Nashville, TN 37214
Phone: 615-782-8115 Fax: 615-782-8118

RT9467