RN

SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ~~$57,000.00~~ $5,000

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st DAY OF September 2009

Notary Public

MY COMMISSION EXPIRES: 8/23/14
(AFFIX SEAL)

HAL E. WILSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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

Davidson County DEEDWARR
Recvd: 10/21/09 10:53 2 pgs
Fees:13.00 Taxes:314.50
20091021-0097216

RT10068

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
1609 Wheless Land Trust,Trustee Inc., Trustee	SAME	081-11-0 266.00
(NAME) 1609 Wheless Street	(NAME)	
(ADDRESS)	(ADDRESS)	
Nashville TN 37208 (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, Aurora Loan Services, LLC , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO 1609 Wheless Land Trust,Trustee Inc.,Trustee,

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 Lot No. 2 on the unrecorded resubdivision of Lot Nos. 370 and 371 on the plan of McGavock Wetmore and Other's Second Addition to Nashville, as of record in Book 21, Page 41, Register's Office for said County, according to survey made on June 7, 1950 by George W. Watkins, surveyor, to which reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Scott J. McLeod by Warranty Deed from Omar Melo and Waddell Wright, unmarried, dated December 9, 2005 and recorded December 20, 2005 in Instrument Number 20051220-0152526, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to Aurora Loan Services, LLC by Trustee's Deed from Shellie Wallace as Successor Trustee, dated May 11, 2009 and recorded May 14, 2009 in Instrument Number 20090514-0044276, 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 ☒ property, known as 1609 Wheless Street Nashville 37208
improved
(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 1609 Wheless Land Trust Trustee Inc. Trustee, and his/her/their assigns, forever.

Said Aurora Loan Services, LLC 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 Aurora Loan Services, LLC has executed this deed this 14th day of September, 2009

Aurora Loan Services, LLC by Select Portfolio Servicing, Inc., Attorney in Fact

By DEBRA REILLY, 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 DEBRA REILLY, 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 Aurora Loan Services, LLC 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 Number 20090318-0024232 Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 14th day of September, 2009

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

Notary Public

My Commission expires:

I, Hal Wilson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Elizabeth Maisel, a notary public for this county and state, Hal Wilson, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY

My commission expires: 04-15-12