SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF _____

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $296,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF December 2009.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

AMY SPRIET
My Commission Expires
October 8, 2012

RETURN TO:

NA TITLE CORPORATION
3231 Sunset Blvd, Suite B
169

BILL GARRETT, Davidson County
Trans:T20100006473 DEEDWARRSP
Recvd: 02/02/10 13:32 2 pgs
Fees:13.00 Taxes:1095.20

20100202-0008327

THIS INSTRUMENT WAS PREPARED BY
Kevin D. Montgomery, Attorney, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bobby Thomas, Jr. and Keri N. Thomas	Bobby & Keri Thomas	
(NAME)	(NAME)	
4829 Redcastle Ridge	4829 Redcastle Ridge	172-14-0-B 59.00 CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211	Nashville, TN 37211	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-65CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-65CB**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **BOBBY THOMAS JR. AND KERI N. THOMAS**, HEREINAFTER CALLED THE GRANTEE, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVISON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 59 on the Plan of Winfield Park, Phase 2, Section 1, Revision 1, Cluster Lot Development, of record in Plat Instrument #20010313-0024106, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description thereof

Being the same property conveyed to Grantor by Corrective Substitute Trustee's Deed of record in Instrument No. 20090820-0078329, said Register's Office.

This conveyance is subject to (a) 2009 real property taxes; (b) restrictions of record in Book 11113, page 691, said Register's Office; (c) all zoning regulations, building restrictions, easements and/or setback lines rights for public utilities, or other governmental regulations applicable to the property described herein, but excluding any covenants conditions or restrictions of record that would violate Title 42 USC 3604; (d) all matters shown on the Plat of record in Instrument No. 20010313-0024106, said Register's Office; and (e) easements of record in Book 11628, page 204, Book 11124, page 852 and Book 5552, page 857, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 4829 Redcastle Ridge, Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming by, through or under the Grantor herein, but no further or otherwise. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 18th day of December, 2009.

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-65CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-65CB

BY: BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS

BY: _____
Walid M Mouneimne

IT'S: Asst. Secretary

STATE OF Texas)
COUNTY OF Collin)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Walid M Mouneimne, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him or herself to be Asst. Secretary (Officer) of BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS _____, which is the attorney in fact for THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-65CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-65CB, the within named bargainor, and that he or she as such Asst. Secretary (Officer) being authorized to do so, executed the foregoing instrument on behalf of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-65CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-65CB, as the Asst. Secretary (Officer) of BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS _____, which is the attorney in fact for THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-65CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-65CB, and declared that he or she as such Asst. Secretary (Officer) of BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS _____ executed this instrument as the free act and deed of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-65CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-65CB.

WITNESS my hand and official seal this 18 day of December, 2009.

_____
Notary Public

My Commission Expires: _____

AMY SPRIET
My Commission Expires
October 8, 2012