BILL GARRETT, Davidson County
Trans:T20100029619 DEEDWARRSP
Recvd: 05/17/10 15:45 2 pgs
Fees:12.00 Taxes:0.00
20100517-0037948

CORRECTIVE
SPECIAL
WARRANTY DEED

THIS INDENTURE, made and entered into this 5th day of May, 2010 by and between **U.S. Bank National Association, as Trustee for BS ABS 2006-ST1** party of the first part, and **Scott Carter** party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of **Davidson**, Tennessee:

Being part of Lot No. 36 and part of the alley running east and west between lots numbered 32 and 36 on the plan of Kenmore Place, as of record in Book 332, Page 32, Register's Office for said County, described as follows:

Beginning on the northerly margin of McGavock Pike, formerly Maxey Lane, at the southwest corner of a lot conveyed to Howard L. Link, Et Ux, by deed from Annie J. Robyn, which is of record in Book 725, Page 3, said Register's Office; thence with the northerly margin of said pike, westerly 79 ½ feet, more or less, to the southeast corner of the lot conveyed to J. E. Hurt by deed from Annie J. Robyn which is of record in Book 682, Page 655, said Register's Office; thence northwardly with Hurt's easterly line 210 feet more or less, to the center of said alley which is now closed; thence with the center of said alley eastwardly 79 ½ feet, more or less, to the northwest corner of the lot conveyed to Howard L. Link, as above referred to, thence with said Link's westerly line southwardly 210 feet more or less, to the beginning.

This being the same property conveyed to Grantor herein by Quit Claim Deed of record at Instrument No. 20100302-0015870 and Corrective Quit Claim Deed of record at Instrument No. 20100517-0037947, in the Register's Office of **Davidson** County, Tennessee.

This Corrective Special Warranty Deed is executed to correct the legal description in Special Warranty Deed of record at Instrument No. 20100302-0015871, in Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtnances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said part of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for subdivision restrictions, building lines, easements and other matters of record including in Plat Book 332, Pages 32 and 33, in the Register's Office of **Davidson** County, Tennessee; year 2010 property taxes; and matters that would be revealed by a current survey;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons ***claiming by, through or under party of the first part, but not further or otherwise.***

Seller makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the property.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

SUNTRUST MORTGAGE, INC. COMMONWEALTH OF VIRGINIA SEAL 1927

U.S. Bank National Association, as
Trustee for BS ABS 2006-ST1
By: SunTrust Bank, as Attorney in Fact

By: _____ Julie C. Riley
Printed Name: Assistant Vice President
Title: _____

STATE OF VIRGINIA
~~**COUNTY OF**~~ CITY OF RICHMOND

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared Julie C. Riley, (or proved to me on the basis of satisfactory evidence), who acknowledged himself/herself to be the Assistant Vice President of **SunTrust Bank**, a corporation, which caused this instrument to be executed on behalf of **U.S. Bank National Association, as Trustee for BS ABS 2006-ST1,** the within named bargainer, a corporation, and that he/she executed the foregoing instrument for the purposes therein contained as the free act and deed of **U.S. Bank National Association, as Trustee for BS ABS 2006-ST1.**

WITNESS my hand, at office, this 26th day of April, 2010.

AUDREY S. DESPORTES JR. NOTARY PUBLIC COMMONWEALTH OF VIRGINIA

Notary Public

AUDREY S. DESPORTES JR.
Notary Public
Commonwealth of Virginia
327 ...
My Commission Expires Jul 31, 2012

Commission Expiration: July 31, 2012

PREPARED BY:
GRIFFIN, CLIFT, EVERTON & THORNTON, PLLC
6489 QUAIL HOLLOW SUITE 100
MEMPHIS, TN 38120
File #2219429

PROPERTY ADDRESS:
1121 McGavock Pike
Nashville, TN 37216

PARCEL ID NUMBER: 07206025200

PROPERTY OWNER AND ADDRESS &
MAIL TAX BILLS TO:
Scott Carter
409 Dominion
Franklin, TN 37067

State of Tennessee
County of Shelby

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 is **$.00*** which amount is equal to or greater than the property transferred would command at a fair and voluntary sale. ***TRANSFER TAX PAID UNDER SPECIAL WARRANTY DEED RECORDED AT INSTRUMENT NO. 20100302-0015871**

Affiant

Subscribed and sworn before me this 5th day of May, 2010.

JENNIFER L. THOMAS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SHELBY

Notary Public

Commission expiration: 11/09/11

This deed is prepared with information provided by First American Title Insurance Company
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