SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100035898 DEEDWARRSP
Recvd: 06/14/10 13:19 2 pgs
Fees:13.00 Taxes:606.80
20100614-0045984

LORI NELSON NOTARY PUBLIC AT LARGE MONTGOMERY COUNTY TENN.

STATE OF TENNESSEE
COUNTY OF Montgomery
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $164,000.00
Crystal Tedesco
Affiant
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF June 2010
Lori Nelson
Notary Public
MY COMMISSION EXPIRES: 2/14/12
(AFFIX SEAL)

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

RT10586

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason M Tedesco and Crystal D Tedesco	Jason M. & Crystal D. Tedesco	142-07-0-F 028.00 CO
(NAME) 7252 Highway 70 South #706	(NAME) 7252 Hwy. 70 South	
(ADDRESS)	(ADDRESS) Unit # 706	
Nashville TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37221 (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 Successor Trustee, to Bank of America, National Association as Successor by merger to LaSalle Bank National Association, as Trustee, for Ownit Mortgage Loan Asset-Backed Certificates, Series 2006-7, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO **Jason M Tedesco and Crystal D Tedesco,**

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, and described as follows:

Being Lot 28, Unit: 706, of Bellevue Commons Townhomes, created under Title 66, Chapter 27, Section 101, as established by a Master Deed of record in Instrument Number 20000720-0071772 and re-recorded in Instrument Number 20000828-0084760, said Register's Office.

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 National Association, as Trustee, for Ownit Mortgage Loan Asset-Backed Certificates, Series 2006-7 by Substitute Trustee's Deed from Arnold M. Weiss, Substitute Trustee, dated August 18, 2009 and recorded September 3, 2009 in Instrument Number 20090903-0082830, 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 7252 Highway 70 South #706 Nashville 37221
(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 Jason M Tedesco and Crystal D Tedesco, and his/her/their assigns, forever.

Said U.S. Bank National Association, as Successor Trustee, to Bank of America, National Association as Successor by merger to LaSalle Bank National Association, as Trustee, for Ownit Mortgage Loan Asset-Backed Certificates, Series 2006-7, 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 Successor Trustee, to Bank of America, National Association as Successor by merger to LaSalle Bank National Association, as Trustee, for Ownit Mortgage Loan Asset-Backed Certificates, Series 2006-7, has executed this deed this 20th day of May, 2010

U.S. Bank National Association, as Successor Trustee, to Bank of America, National Association as Successor by merger to LaSalle Bank National Association, as Trustee, for Ownit Mortgage Loan Asset-Backed Certificates, Series 2006-7 by Litton Loan Servicing, LP, Attorney in Fact

by

Sandra Castille
VICE PRESIDENT

STATE OF TEXAS

COUNTY OF HARRIS

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Sandra Castille, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Vice President of Litton Loan Servicing, LP, the Attorney in Fact of said U.S. Bank National Association, as Successor Trustee, to Bank of America, National Association as Successor by merger to LaSalle Bank National Association, as Trustee, for Ownit Mortgage Loan Asset-Backed Certificates, Series 2006-7, the within named bargainor, and that he/she as such Vice President, 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 _____ Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 20th day of May, 2010

Notary Public

My Commission expires: _____

NOTARY PUBLIC STATE OF TEXAS
ANAELIA CASTILLO
MY COMMISSION EXPIRES
APRIL 9, 2012

RETURN TO:

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

RT10586