RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Dean M. Larocca and Kimberly J. Larocca

GRANTEE(s)
Federal National Mortgage Association

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

BILL GARRETT, Davidson County
Trans: T20100036633 DEEDTRS
Recvd: 06/16/10 14:44 6 pgs
Fees:32.00 Taxes:0.00
20100616-0046871

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated July 14, 2006 and recorded July 20, 2006, as Instrument No. 20060720-0087733 in the Register's Office of Davidson County, Tennessee, Dean M. Larocca and Kimberly J. Larocca conveyed to Robert M. Wilson, Jr., Attorney, as Trustee for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC AS A SEPARATE CORPORATION ACTING SOLELY AS NOMINEE FOR COUNTRYWIDE BANK N.A. AND COUNTRYWIDE BANK N.A.'S SUCCESSORS AND ASSIGNS, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured has appointed **SHELLIE WALLACE** as Successor Trustee and **DEANNA DORROUGH** as Co-Trustee by instrument of record recorded on May 24, 2010 as Instrument No. 20100524-0039532 in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust has requested said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale identifying all interested parties of said property was made and given conformity with the terms and provisions of said Deed of Trust, and Tenn. Code Ann. Sec. 35-5-104; said advertisement began on May 14, 2010 and was advertised a total of three times, prior to actual sale date; and

WHEREAS, pursuant to said advertisement and notice, on June 9, 2010 at the The Sommet Center in Nashville, Tennessee, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP, at and for the sum of $239,265.78, that being the highest and best bid offered; and

WHEREAS, the said BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP has assigned its interest in said property to the Federal National Mortgage Association, its successors and assigns; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor Trustee the expenses of the sale with the balance being applied upon said indebtedness for which said property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Successor Trustee does hereby grant, bargain, sell, and convey to the Federal National Mortgage Association, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lot Number 15, on the Plan of Resubdivision Bellevue Highlands, Phase 2, of record in Instrument Number 20010202-0010403, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Subject to all easements, restrictive covenants and conditions and other matters of record, including all items set out on any applicable plat of record.

Being the same property conveyed to Dean M. Larocca and Kimberly J. Larocca by Warranty Deed recorded July 20, 2006, as Instrument No. 20060720-0087732, Register's Office for Davidson County, Tennessee.

Commonly known as: 7353 Olmsted Drive, Nashville, Tennessee 37221.

Tax Parcel No.: 155 080E 038.00

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto the Federal National Mortgage Association, its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 9 day of June, 10.

S Wallace
Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 9 day of June, 10.

Notary Public

My Commission Expires:

MATTHEW D. MARTIN
Notary Public-Arkansas
Pulaski County
My Commission Expires 06-15-2019
Commission # 12371725

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $239,265.78, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale. However, the grantee(s) are exempt from any and all transfer taxes pursuant to TCA. § 13-23-127.

S Wallace
Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with who I am personally acquainted, and whom acknowledged that such person executed the foregoing Form for Oath for the purposes therein contained.

Witness my hand and seal at office in LR this 9 day of June, 10.

Notary Public

My Commission Expires:

PROPERTY OWNER OR AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Fannie Mae
P.O. Box 650043
Dallas, TX 75265-0043

MATTHEW D. MARTIN
Notary Public-Arkansas
Pulaski County
My Commission Expires 06-15-2019
Commission # 12371725

SERVICEMEMBERS CIVIL RELIEF ACT AFFIDAVIT

STATE OF Texas
COUNTY OF Dallas

RE: 7353 Olmsted Drive
Nashville, Tennessee 37221
Debtor(s): Dean M. Larocca and Kimberly J. Larocca

BEFORE ME, the undersigned authority, on this day personally appeared Angelica B. Williams, who after being duly sworn, deposed and stated:

1. I am an employee of BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP and held the position of ASSISTANT SECRETARY with said company at the time of the events hereinafter set forth, and make this Affidavit for the purpose of declaring the incidents of statutory and contractual compliance of the entity or entities set out below.

2. This Affidavit is made with respect to the foreclosure of that certain deed of trust dated July 14, 2006, recorded July 20, 2006, as Instrument No. 20060720-0087733 in the real property records of Davidson County, Tennessee, executed by Dean M. Larocca and Kimberly J. Larocca in favor of Mortgage Electronic Registration Systems, Inc. solely as Nominee for Countrywide Bank, N.A. and Countrywide Bank, N.A. Successors and Assigns to secure the payment of a deed of trust note to Mortgage Electronic Registration Systems, Inc. solely as Nominee for Countrywide Bank, N.A. and Countrywide Bank, N.A. Successors and Assigns.

3. BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP is the holder of or agent for the holder of the indebtedness secured by said deed of trust.

4. To the best of my knowledge and belief, the mortgagors holding an interest in the above-described property were not members of the Armed Forces of the United States of America and had not been members of any such entities for at least three (3) months prior to the date of the foreclosure sale the subject hereof.

5. Foreclosure of this property will not be subject to the provisions of 50 U.S.C.S. §501, *et seq.* (the Servicemembers Civil Relief Act).

FURTHER AFFIANT SAYETH NOT.

DATED this _____ day of JAN 0 6 2010, _____.

Affiant

Angelica B. Williams-Asst. Secretary
Title

ACKNOWLEDGMENT

STATE OF Texas
COUNTY OF Dallas

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Angelica B. Williams, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be the president (or other such officer authorized to execute the instrument) of BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP, the within-named bargainor, a corporation, and that such officer executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

Witness my hand and seal at office in Addison, TX this _____ day of JAN 0 6 2010, _____.

SOPHIA L. CUMMINGS
Notary Public
STATE OF TEXAS
My Comm. Exp. 05-11-11

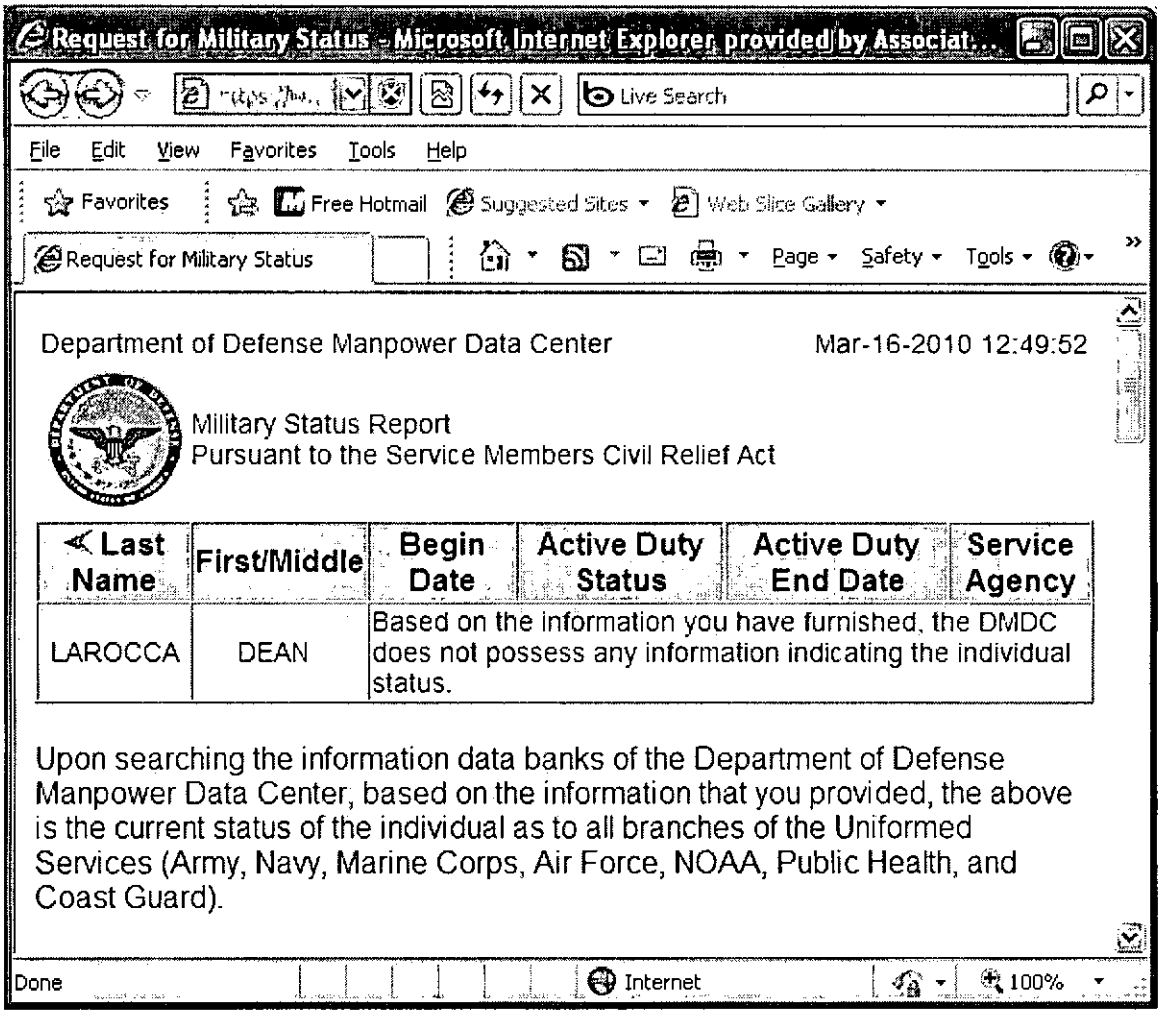
Notary Public

My Commission Expires: MAY 1 1 2011

RETURN TO:

WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Loan No. xxxxx6918
DSoldierSailorAffidavit_shjones_091223_923


Request for Military Status - Microsoft Internet Explorer provided by Associat...
Live Search
File Edit View Favorites Tools Help
Favorites
Free Hotmail
Suggested Sites
Web Slice Gallery
Request for Military Status
Page
Safety
Tools
Department of Defense Manpower Data Center
Mar-16-2010 12:49:52
Military Status Report
Pursuant to the Service Members Civil Relief Act
Last Name
First/Middle
Begin Date
Active Duty Status
Active Duty End Date
Service Agency
LAROCCA
DEAN
Based on the information you have furnished, the DMDC does not possess any information indicating the individual status.
Upon searching the information data banks of the Department of Defense Manpower Data Center, based on the information that you provided, the above is the current status of the individual as to all branches of the Uniformed Services (Army, Navy, Marine Corps, Air Force, NOAA, Public Health, and Coast Guard).
Done
Internet
100%