BILL GARRETT, Davidson County
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Fees:23.00 Taxes:94.68
20100630-0050992

This document prepared by:
Title2land, LLC
11851 Wentling Ave
Baton Rouge, LA 70816
(800) 549-6684
As a necessary incident to the fulfillment of conditions contained in a title insurance commitment issued by it.
10-34132NRA

SPECIAL WARRANTY DEED

This Deed, made the 23rd of June, 2010, by and between **Bank of America, National Association as successor by merger to LaSalle Bank NA as trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2007-HE1 Trust**, as first party, and **Charles F. Chambers**, as second party.

WITNESSETH:

That for and in consideration of the sum of **ONE and 00/100 ($1.00) DOLLAR,** the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirms unto said party of the second part the following described real estate, situated and being the following described property to-wit:

Land in Davidson County, Tennessee. Being Lot No. 144 on plan of S.A. Champion's Subdivsion of certain lots in Harding Addition as of record in Plat Book 161, Page 132, Register's Office for said County.

Municipal Address: 1506 23rd Avenue N, Nashville, Tennessee 37208
Parcel Number: 081-15-0-023.00

The property address was supplied at the request of the proposed insured for informational purposes only and is not a covered matter.

Being the same property acquired by SUBSTITUTE TRUSTEE'S DEED of Property from Clara Brown to Bank of America, National Association as successor by merger to LaSalle Bank NA as trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2007-HE1 Trust dated March 12, 2010 and recorded March 31, 2010 as INSTR #20010331-0023927, of the official records of Davidson County, Tennessee.

Seller and buyer agree and stipulate that the property, including the improvements located thereon, shall be sold in its "as is" condition, without any representations or warranties, express or implied, including but not with limitation, as to: (a) workmanship, structure, stability and quality of the improvements; (b) the water tightness of the improvements, including without limitation roofs, walls, doors, and windows; (c) the status, stability, and quality of soil conditions, equipment, stairways, appliances, fixtures, and furniture; (d) any defects, termite infestations or damages and any other conditions whether latent or discoverable by reasonable inspection; (e) merchantability or fitness for any particular purpose, and; (f) the existence of any violation of any applicable law relating to the environment, including without limitation those pertaining to the generation, use handling, storage or disposal of hazardous waste; (g) any design defect, or any condition of design. Buyer(s) specifically waives any right or cause of action for redhibition or quanti minoris, that is, to rescind sale or seek a reduction of the purchase price for any reason whatsoever. Buyer acknowledges he/she/they have had an opportunity and/or have in fact inspected the property to his/her/their full satisfaction, and this clause has been pointed out to him/her/them and has been explained to his/her/their full satisfaction.

Grantor covenants that it is seized and possesses of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through and under it, but not further otherwise.

TO HAVE AND TO HOLD unto the said party of the second part, their heirs, successors, and assigns in fee simple forever.

This conveyance is made expressly subject to the conditions, easement, restrictions and reservations of record, if any, affecting the aforesaid property and constituting construction notice; bit there is no intention by the reference to reimpose or to extend any of the same. The undersigned certify that the consideration reflected in this deed is the full consideration paid for said property pursuant to R.R.S. Chapter 382.

Bank of America, National Association as successor by merger to LaSalle Bank NA as trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2007-HE1 Trust

By: _____ **Vice President**
Signature

Kelly Livingston
Print Name

STATE OF Fl.

COUNTY OF Duval **, to wit:**

Before Me, the undersigned Notary Public of the state and county mentioned, personally appeared, **Kelly Livingston**, 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 **Vice President** (or other officer authorized to execute the instrument) of **Kelly Livingston** the within named bargainor, a corporation, and that such _____ or officer as such _____, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as Bank of America, National Association as successor by merger to LaSalle Bank NA as trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2007-HE1 Trust.

Witness my hand and seal, at office this 16 day of June, 20 10.

My commission expires:_____

_____
Notary Public

BERNADETTE GILMORE
MY COMMISSION # DD 792361
EXPIRES: May 28, 2012
Bonded Thru Notary Public Underwriters

Property Owner & Address: **Charles F. Chambers**
3407 Clarksville Hwy, Ste. A.
Nashville, TN 37218

Tax Parcel No.: **081-15-0-023.00**

Mail Tax Bill to: **Charles F. Chambers**
1506 23rd Avenue N
Nashville, TN 37208

STATE OF TENNESSEE

COUNTY OF Davidson, **to wit:**

I, or we, hereby swear or affirm that to be best of Affiant's knowledge, information and belief the actual consideration for this transfer of value of the property transferred, whichever is greater is **TWENTY FIVE THOUSAND FIVE HUNDRED NINETY AND 00/100 ($25,590.00) DOLLARS,** which amount is equal to our greater than the amount which the property would command at a fair voluntary sale.

Charles F Chambers
Charles F. Chambers

SUBSCRIBED AND SWORN TO before me this 23rd day of June, 2010.

My commission expires: January 6th 2014

C. Williams
Notary Public

CHRISTOPHER WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

INCUMBENCY CERTIFICATE

I HEREBY CERTIFY that I am an Assistant Secretary of JPMorgan Chase Bank, N.A. and that the following individual, holding the title set forth opposite his/her name, is a duly elected officer of JPMorgan Chase Bank, N.A. and is authorized to sign documents related to the sale mortgage loans and real property including deeds, affidavits, contracts, and settlement statements on behalf of the Company.

Name:	Title to which appointed:
Lisa Shepherd	Vice President
Renee Johnson	Vice President
Victoria Grimm	Vice President
Dennis Glenda	Vice President
Steven Solof	Vice President
Kenneth Thorn	Vice President
Harold Holbrook	Vice President
Kelly Livingston	Vice President
Glenn Rusty Smallwood	Vice President
Teri Harris	Vice President
Cynthia Haynes-Allen	Vice President
Joel Guadetrama	Vice President

Lauren V. Harris, Assistant Secretary

Dated: January 23, 2009

STATE OF New Jersey
COUNTY OF Middlesex

On this 23rd day of January, 2009, before me the undersigned notary public, personally appeared Lauren V. Harris, Assistant Secretary of JPMorgan Chase Bank, N.A., who proved to me through satisfactory evidence of identification, which was to be the person whose name is signed on this document, and acknowledged to me that she signed it voluntarily for its stated purpose, and signed this document as her free act and deed, and the free act and deed of JPMorgan Chase Bank, N.A., in her capacity as Senior Vice President.

Notary Public
My Commission Expires:

OFFICIAL SEAL
LAURA L. SUPP
NOTARY PUBLIC - NEW JERSEY
My Comm. Expires March 21, 2011