Reord 1st

Prepared By and Return to:
LandCastle Title, LLC
3343 Aspen Grove Drive, Suite 240
Franklin, TN 37067-2908
File Number: NSR-100700340A

Davidson County DEEDWARRSP
Recvd: 07/29/10 14:56 4 pgs
Fees:23.00 Taxes:89.54
20100729-0059592

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: King Properties & Investments, LLC	SEND TAX BILL TO: King Properties & Investments, LLC	MAP/PARCEL NUMBERS: 059-16-0-064.00
(Name)	(Name) SAME	
(Address) 3208 Windward Lane	(Address)	
(City) (State) (Zip) Franklin, TN 37064	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Wells Fargo Bank, N.A., As Trustee For Carrington Mortgage Loan Trust, Series 2006-NC1 Asset-Backed Pass-Through Certificates, Grantor, has this day bargained and sold, and does hereby transfer and convey unto King Properties & Investments, LLC, the Grantees herein, their successors, heirs and assigns, that certain

X improved unimproved real estate located at 2421 Grover St., Nashville, TN, 37207, in Davidson County, Tennessee, described in Exhibit A attached hereto.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit B attached hereto.

We further covenant and bind ourselves, our successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, by no others.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Continuation of Special Warranty Deed)

Witness our hand as of the 7-8-10, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers as of said day and date.

Wells Fargo Bank, N.A., As Trustee For Carrington Mortgage Loan Trust, Series 2006-NC1 Asset-Backed Pass-Through Certificates by Carrington Mortgage Services, LLC as Attorney In Fact

By: _____

Name: Greg Schleppy

Its: SVP

State of California

County of Orange

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid Greg Schleppy who acknowledged to me that she/he is SVP (Title of person signing) of CMS, LLC (Name of Company), the attorney-in-fact for Wells Fargo Bank, N.A., As Trustee For Carrington Mortgage Loan Trust, Series 2006-NC1 Asset-Backed Pass-Through Certificates, and that in its capacity as attorney-in-fact for Wells Fargo Bank, N.A., As Trustee For Carrington Mortgage Loan Trust, Series 2006-NC1 Asset-Backed Pass-Through Certificates she/he executed, signed and delivered the above and foregoing instrument after having been authorized by Wells Fargo Bank, N.A., As Trustee For Carrington Mortgage Loan Trust, Series 2006-NC1 Asset-Backed Pass-Through Certificates and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 8 day of July, 2010.

LEANDRA TORRES
Commission # 1849082
Notary Public -- California
Orange County
My Comm. Expires May 14, 2013

Notary Public

My Commission Expires: 5-14-13

State of Tennessee

County of Davidson

The actual consideration or value, whichever is greater, for ~~this transfer~~ is $ 24,200.00.

Affiant

Subscribed and sworn to before me this 7/23/10.

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires: 8/23/11

SPECIAL WARRANTY DEED

EXHIBIT "B"

"Grantor covenants that it is seized and possessed 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."

The following reservations from and exception to this conveyance and the warranty of title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for te current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

RE: 2421 Grover St., Nashville, TN 37207

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot Nos. 76 and 77 on the Map of Haynies Cleveland Heights Plan of record in Book 161, Page 35, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot Nos. 76 and 77 front together 80 feet on the easterly side of Grover Street, and run back between parallel lines, 125 feet to an alley.

This property is known as: 2421 Grover Street, Nashville, TN 37207

Map and Parcel: 059-16-0-064.00

Being the same property conveyed to Wells Fargo Bank, N.A., As Trustee For Carrington Mortgage Loan Trust, Series 2006-NC1 Asset-Backed Pass-Through Certificates by Trustee's Deed recorded 12/29/08, instrument no. 20081229-0122913, in the Register's Office of Davidson County, Tennessee.

I, Andy Maloney, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Davidson

Personally appeared before me, Hal Wilson, a notary public for this county and state, Andy Maloney, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My commission expires: 8/23/11

HAL E. WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY