S&K #: 10-009197

SPECIAL WARRANTY DEED

THIS DEED, between The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-13, organized and existing under the laws of the United States of America hereinafter called Grantor, and Jonathan Marlin, hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

Exhibit "A"
File No: 10-4-125610A
Land in Davidson County, Tennessee being all of lot No. 49 of the final plat section 3 Meadows of Tulip Grove of record in Plat Book 6900, page 262 Register's Office of Davidson County, Tennessee to which plat reference is hereby made for a more complete and accurate description thereof.

This legal description is identical with that in Deed of Trust recorded in Instrument No. 20060705-0080391 in the Register's Office of Davidson County, Tennessee.

For prior title, see Deed recorded in Instrument No. 20100302-0015828, in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

Property Address: 729 NETHERLANDS DRIVE, Hermitage, TN 37076

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Jonathan Marlin
2001 Huntars Place
Mt. Juliet, TN 37122

S & K File # 10-009197

Map & Parcel - D75-12-0-052.00

THIS INSTRUMENT PREPARED BY:
Law Office of Shapiro & Kirsch, LLP
6055 Primacy Parkway, Suite 410
Memphis, TN 38119

BILL GARRETT, Davidson County
Trans:T20100057727 DEEDWARRSP
Recvd: 09/14/10 11:25 2 pgs
Fees:13.00 Taxes:310.80
20100914-0073043

Witness my hand this 2nd day of September 2010.

The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-13

BY: BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP

BAC HOME LOANS SERVICING, LP CORPORATE SEAL

BY: _____

IT'S: Hannica McShan, Asst. Secretary

STATE OF Texas)
COUNTY OF Collin)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Hannica McShan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him or herself to be Asst. Secretary (Officer) of BAC HOME LOANS SERVICING LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, which is the attorney in fact for The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-13, the within named bargainor, and that he or she as such Asst. Secretary (Officer) being authorized to do so, executed the foregoing instrument on behalf of The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-13, as the Asst. Secretary (Officer) of BAC HOME LOANS SERVICING LP, FKA COUNTRYSIDE HOME LOANS SERVICING LP, which is the attorney in fact for The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-13, and declared that he or she as such Asst. Secretary (Officer) of BAC HOME LOANS SERVICING LP, FKA COUNTRYWIDE HOME LOANS SERVICING LP, executed this instrument as the free act and deed of The Bank of New York Mellon f/k/a The Bank of New York as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-13

WITNESS my hand and official seal this 2nd day of September, 2010.

_____
Notary Public

My Commission Expires: _____

VALINDA PICKENS
My Commission Expires
May 3, 2011

STATE OF Texas
COUNTY OF Collin

I 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 $ 84,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

_____
Affiant Hannica McShan

Subscribed and sworn to before me this the 2nd day of September, 2010.

_____
Notary Public

My commission expires: _____

VALINDA PICKENS
My Commission Expires
May 3, 2011