BILL GARRETT, Davidson County
Trans:T20110009420 DEEDWARRSP
Recvd: 02/15/11 10:15 2 pgs
Fees:13.00 Taxes:185.00
20110215-0012800

SPECIAL WARRANTY DEED

n Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

74974050 Rec 2nd

STATE OF California
COUNTY OF San Bernardino
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 5'0000.00

Affiant Janet B. Farmer, VP LD

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11TH DAY OF January, 2011.

Notary Public

MY COMMISSION EXPIRES July 2, 2012
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Kevin D. Montgomery, Attorney, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve J. Mortillaro, Jr	Steve J Mortillaro, Jr.	
(NAME)	(NAME)	
504 CLEVES STREET	504 ~~Corporate~~ Cleves Street	44-11-128
(ADDRESS)	(ADDRESS)	
OLD HICKORY, TN 37138	old Hickory, TN 37138	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

NNA1
YOLANDA MARES
Commission # 1805663
Notary Public - California
San Bernardino County
My Comm. Expires Jul 2, 2012
LVNN

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **The Bank of New York Mellon, f/k/a The Bank of New York as Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5,** HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **Steve J. Mortillaro, Jr., a single man,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being all of Lot No. 57, on the Plan of Section "A", Village of Old Hickory, as shown by plat appearing of record in Plat Book 1424, Page 68, amended in Plat Book 1424, Page 101, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to The Bank of New York Mellon, f/k/a The Bank of New York as Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5 by Trustee's Deed of record in Instrument No. 201006116-0046941, said Register's Office.

This conveyance is subject to (a) 2011 real property taxes; (b) all restrictive covenants, zoning regulations, building restrictions, easements and/or setback lines rights for public utilities, or other governmental regulations applicable to the property described herein, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604; and (c) Restrictive Covenants and all matters appearing on the plan of record in Plat Book 1424, Page 68, amended in Plat Book 1424, Page 101, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 504 CLEVES ST, OLD HICKORY, TN 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming by, through or under the Grantor herein, but no further or otherwise. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 11TH day of Jan, 2011.

The Bank of New York Mellon, f/k/a The Bank of New York as Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5

BY: Wells Fargo Bank N.A. as Attorney in Fact

BY: _____
Janet B. Farmer

IT'S: VP Loan Documentation

STATE OF California)
COUNTY OF San Bernardino)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Janet B. Farmer, 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 VPLD (Officer) of Wells Fargo Bank N.A., which is the attorney in fact for The Bank of New York Mellon, f/k/a The Bank of New York as Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5, the within named bargainor, and that he or she as such VPLD (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 Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5, as the VPLD (Officer) of Wells Fargo Bank N.A., which is the attorney in fact for The Bank of New York Mellon, f/k/a The Bank of New York as Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5, and declared that he or she as such VPLD (Officer) of Wells Fargo Bank N.A, 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 Successor in interest to JP Morgan Chase bank NA as Trustee for Structured Asset Mortgage Investments II Inc. Bear Stearns ALTA Trust 2005-5, Mortgage Pass-Through Certificates, Series 2005-5.

WITNESS my hand and official seal this 11TH day of January, 2011.

Yolanda Mares
Notary Public

My Commission Expires: July 2, 2012

YOLANDA MARES
Commission # 1805663
Notary Public - California
San Bernardino County
My Comm. Expires Jul 2, 2012

U01824710
7906 2/9/2011 76974050/2