SPECIAL WARRANTY DEED

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

7009140SS

STATE OF TEXAS
COUNTY OF Tarrant

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Janette Johnson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF March, 2011.

Notary Public
STATE OF TEXAS
My Comm. Exp. 11/02/2012

Notary Public
MY COMMISSION EXPIRES: 11/2/2012
(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
Ilya Medge	Ilya Medge	
(NAME)	(NAME)	
1400 8th Ave. North, Unit 320	1400 – 8th Avenue North, Unit 320	081120B32000CO
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	Nashville, Tennessee 37208	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, **US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **ILYA MEDGE, SINGLE,** 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 Unit No. 320, together with the allocated Parking Space and the appurtenant interest in the common elements of The Lofts at Werthan Mills, a horizontal property regime as established by Master Deed for The Lofts at Werthan Mills Condominiums of record in Instrument #20031023-0157113, as amended in Instrument #20040521-0059936, Instrument #20040712-0082926, Instrument #20050202-0012489 and Instrument #20051230-0156950, Register's Office for Davidson County, Tennessee; said Unit being depicted on the site plan attached to said Master Deed as an exhibit, all to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2 by Trustee's Deed of record in Instrument #20100526-0040462, said Register's Office.

This conveyance is subject to (a) 2010 real property taxes; and (b) terms, provisions, restrictive covenants, conditions, reservations, rights, duties and easements contained in the Declaration of Condominium of The Lofts at Werthan Mills, and any Exhibits annexed thereto, including all amendments and modifications thereto (including, but not limited to, amendments recorded as Instruments Numbered 20040521-0059936, 20040712-0082926, 20050202-0012489 and 20051230-0156950), including, but not limited to, provisions for a private charge or assessments recorded in Instrument No. 20031023-0157113, but deleting any covenant, condition or restrictions 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 Title 42 USC 3604.

unimproved ☐

This is improved ☒ property, known as 1400 8th Avenue North, Unit 320, Nashville, Tennessee 37208
(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 include the plural, the plural the singular, and the use of any gender shall be applicable to all gend

BILL GARRETT, Davidson County
Trans:T20110019133 DEEDWARRSP
Recvd: 04/01/11 12:59 2 pgs
Fees:13.00 Taxes:370.00
20110401-0025149

Witness my hand this 31st day of December, 2010.

US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2

BY: Wells Fargo Bank N.A. as Attorney in Fact POA recorded 12/5/2008 20081205-0118061

BY: X _____ X _____

IT'S: JASON WILSON Vice President Loan Documentation

MELANIE HOPKE Vice President Loan Documentation

STATE OF Texas)
COUNTY OF Dallas)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Jason Wilson*, 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 V.P. (Officer) of Wells Fargo Bank N.A., which is the attorney in fact for US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2, the within named bargainor, and that he or she as such V.P. (Officer) being authorized to do so, executed the foregoing instrument on behalf of US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2, as the V.P. (Officer) of Wells Fargo Bank N.A., which is the attorney in fact for US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2, and declared that he or she as such V.P. (Officer) of Wells Fargo Bank N.A., executed this instrument as the free act and deed of US Bank National Association, as Trustee for Citigroup Mortgage Loan Trust 2006-WFHE2.

WITNESS my hand and official seal this 31st day of December, 2010.

RAY AGUINIGA
Commission Number 743512
My Commission Expires
October 20, 2012

Notary Public

My Commission Expires: _____

* And Melanie Hopke

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