THIS INSTRUMENT
PREPARED BY AND RETURN TO:
Weissman Nowack Curry & Wilco, PC
Attn: Jonathan F. Young, Esq
One Alliance Center, 4th Floor
3500 Lenox Road, NE
Atlanta, GA 30326
(404) 926-4500
WNCW File: 015151-005843

BILL GARRETT, Davidson County
Trans:T20110025035 DEEDTRS
Recvd: 04/28/11 11:43 3 pgs
Fees:18.00 Taxes:377.40
20110428-0032522

SUCCESSOR TRUSTEE'S DEED

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, et al. c/o PMOS, LLC, c/o Ocwen Loan Servicing, LLC 1661 Worthington Road West Palm Beach, FL 33409	U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, et al. c/o PMOS, LLC, c/o Ocwen Loan Servicing, LLC 1661 Worthington Road West Palm Beach, FL 33409	5070 Ridge Road Joelton, TN 37080 02800013100

WHEREAS, by Deed of Trust dated given by Marcelino Galarza in favor of K.Thomas SideWell, as Trustee for U.S. Trust Mortgage, Inc., dated December 19, 2005, and recorded on December 27, 2005 at Instrument Number 20051227-0154069, Register's Office for Davidson County, Tennessee, the Borrower therein conveyed to the Trustee therein the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed Weissman Nowack Curry & Wilco, PC as Successor Trustee by instrument recorded at Instrument Number 20110303-0017079, said Register's Office; and

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; Notice of the Right to Foreclose was sent to the Borrower by letter dated January 07, 2011; and

WHEREAS, in the pursuance of said request of said beneficiary, the said property was advertised for sale by the undersigned, in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on April 19, 2011 at the county courthouse in DAVIDSON County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement as may have been modified pursuant to said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2006 ASSET BACKED SECURITIES CORPORATION HOME EQUITY LOAN TRUST, SERIES NC 2006-HE2 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES NC 2006-HE2 ("Grantee") was the highest and best bidder and became the purchaser of said property at and for the sum of $102,000.00.

NOW, THEREFORE, in consideration of the premises, the undersigned, as Successor Trustee, does hereby grant, bargain, sell and convey to the said Grantee, in fee simple forever, the property above mentioned and now further described as being in the County of DAVIDSON and State of Tennessee, to-wit ("Property"):

BEING A PORTION OF THE BENJAMIN R. PULLEY PROPERTY LOCATED IN THE 14TH CIVIL DISTRICT, DAVIDSON COUNTY, TENNESSEE; AND TRACT LAND IMPROVEMENTS PROPERTY BEING DESCRIBED IN BOOK 5004, PAGE 534, REGISTER'S OFFICE, SURVEY MADE BY JOHN KOHL & CO., DATED MARCH 22, 1985, DESCRIBED AS FOLLOWS:

BEGINNING AT AN IRON PIN ON THE NORTH MARGIN OF RIDGE ROAD AND THE ORIGINAL S.E. CORNER OF THE PULLEY THIRTY ACRE TRACT; THENCE LEAVING THE ROAD N 4 DEG. 45 MIN. E (GENERALLY WITH AN OLD ESTABLISHED FENCE LINE AND A ROW OF TREES) (AND CROSSING A HOLLOW) 798.0 FEET TO AN IRON PIN, AND AN IRON WATER PIPE 3 FEET HIGH ON THE NORTH HILLSIDE AND APPROXIMATELY 5 FEET EAST OF FENCE LINE; THENCE N 82 DEG. 30 MIN. W. (WITH AN ESTABLISHED FENCE LINE GENERALLY) 315.0 FEET TO AN IRON PIN DRIVEN INTO THE ROOT OF A 15" SUGAR TREE IN FENCE LINE ON THE NORTH SIDE OF HOLLOW; THENCE LEAVING THE FENCE LINE AND CROSSING THE HOLLOWS AND DAG. 45 MIN. X 900.0 FEET WITH A MARKED LINE IRON PIN DRIVEN ON LINE ONE IN EDGE OF CLEARING THE OTHER IN WOODS TO AN IRON PIN ON THE NORTH MARGIN OF RIDGE ROAD; THENCE WITH THE NORTH MARGIN OF RIDGE ROAD N 68 DEG. 30 MIN. X 150.0 FEET TO AN IRON PIN APPROXIMATELY 3 FEET EAST OF CORNER FENCE POST, THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO MARCELINO GALARZA BY WARRANTY DEED FROM RICHARD HODGES OF RECORD IN INSTRUMENT NO. 200512270154068, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE.

The Property is conveyed free from all legal, statutory and equitable rights of redemption, and all other rights or exemptions of every kind, all of which are expressly waived in the Deed of Trust.

Grantee hereunder accepts title to the Property and all improvements thereon in an AS IS WHERE IS condition, and without representation or warranty from Successor Trustee as to any matter whatsoever.

Said Property is conveyed subject to any unpaid taxes, mortgages, liens, encumbrances, easements, restrictions and other matters of record or otherwise that are prior in right to the lien of the said Deed of Trust.

IN WITNESS WHEREOF, Successor Trustee has caused this instrument to be executed this 19th day of April, 2011.

Weissman Nowack Curry & Wilco, PC, Successor Trustee

By: _____

Jonathan F. Young, Authorized Signatory

STATE OF GEORGIA)
COUNTY OF FULTON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Jonathan F. Young, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and upon oath, acknowledged such person be an Authorized Signatory (or other officer authorized to execute the instrument) of Weissman Nowack Curry & Wilco, PC, the within named bargainor, a corporation, and that such Authorized Signatory or other officer in such capacity executed the foregoing instrument for the purpose therein contained by personally signing in the name of such corporation as its Authorized Signatory or other officer as indentified above.

WITNESS my hand and seal, at office this 19th day of April, 2011.

_____
Notary Public
My commission expires: _____

DONNA L. FERNKAS NOTARY PUBLIC CHEROKEE COUNTY EXPIRES GEORGIA JAN. 27, 2012

STATE OF GEORGIA)
COUNTY OF FULTON)
The actual consideration or value of the property is $102,000.00

_____
Affiant

Subscribed and sworn to before me this 19th day of April, 2011.

_____
Notary Public
My commission expires: _____

DONNA L. FERNKAS NOTARY PUBLIC CHEROKEE COUNTY EXPIRES GEORGIA JAN. 27, 2012