SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20110027778 DEEDWARRSP
Recvd: 05/10/11 09:51 3 pgs
Fees:18.00 Taxes:129.50
20110510-0035770

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $35,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6th DAY OF May 2011

Notary Public

MY COMMISSION EXPIRES: 9-8-13
(AFFIX SEAL)

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Ginali Associates, P.C.
947 North Plum Grove Road
Schaumburg, IL 60173
847-517-4310

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WOODBINE COMMUNITY ORGANIZATION (WCO) INC.	**WOODBINE COMMUNITY ORGANIZATION (WCO) INC.**	**07112027700**
(NAME) 916 WARD STREET	(NAME) 222 Oriel Ave	
(ADDRESS)	(ADDRESS) Nashville, TN 37210	
NASHVILLE TN 37207 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR , **WELLS FARGO BANK N.A SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA NA AS TRUSTEE F/K/A NORWEST BANK MINNESOTA N.A TRUSTEE FOR THE REGISTERED HOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED CERTIFICATES SERIES 2004-1** , , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO **WOODBINE COMMUNITY ORGANIZATION (WCO) INC.** _____, AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LOT NUMBER 54 AND THE WESTERLY 10 FEET OF LOT NUMBER 53 ON THE MAP OF T.C WARD'S REUBDIVISION OF CERTAIN LOTS IN WILLIAMS AND HAYES COMPANY'S BELLVIEW PLAN, AS OF RECORD IN BOOK 974, PAGE 48, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFEREMCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.
SAID LOT AND PAT OF LOT ADJOIN AND FRONT TOGETHER 60 FEET ON THE SOUTHERLY SIDE OF WARD STREET AND RUN BACK BETWEEN PARALLEL LINES 200 FEET TO A DEAD LINE

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐

This is improved ☒ property, known as 916 WARD STREET NASHVILLE 37207

(House Number, (Street) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee **WOODBINE COMMUNITY ORGANIZATION (WCO) INC.** _____, and /their assigns, forever. Said Grantor., WELLS FARGO BANK N.A SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA N.A AS TRUSTEE F/K/A NORWEST BANK MINNESOTA N.A TRUSTEE FOR THE REGISTERED HOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED CERTIFICATES SERIES 2004-1 warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said. WELLS FARGO BANK N.A SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA N.A AS TRUSTEE F/K/A NORWEST BANK MINNESOTA N.A TRUSTEE FOR THE REGISTERED HOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED CERTIFICATES SERIES 2004-1 has executed this deed this 4-28-11

For the property commonly known as:
916 WARD STREET
NASHVILLE TN, 37207

OCWEN LOAN SERVICING, LLC CORPORATE SEAL

WELLS FARGO BANK N.A SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA NA AS TRUSTEE F/K/A NORWEST BANK MINNESOTA N.A TRUSTEE FOR THE REGISTERED HOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED CERTIFICATES SERIES 2004-1BY: OCWEN LOAN SERVICING, LLC AS ATTORNEY IN FACT

Heather Weeks

Renee Hensley

Ocwen Loan Servicing, LLC.

STATE OF FLORIDA

COUNTY OF ORANGE

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Renee Hensley, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Home Retention Manager of Ocwen Loan Servicing, LLC, the Attorney in Fact of said. WELLS FARGO BANK N.A SUCCESSOR BY MERGER TO WELLS FARGO BANK MINNESOTA N.A AS TRUSTEE F/K/A NORWEST BANK MINNESOTA N.A TRUSTEE FOR THE REGISTERED HOLDERS OF RENAISSANCE HOME EQUITY LOAN ASSET-BACKED CERTIFICATES SERIES 2004-1BY, the within named bargainor, and that he/she as such Renee Hensley, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Book _____, Page _____ or in Instrument Number _____ of record in Register's Office for **DAVIDSON** County, Tennessee.

Witness my hand and Notarial Seal this 4/28/2011

Ron Blair Closer Notary Public

My Commission expires: _____

RON BLAIR
Comm# DD0791763
Expires 5/26/2012
Florida Notary Assn., Inc

Owner and party responsible for taxes.

RETURN TO:

Woodbine Community Org
222 Oriel Ave
Nashville, TN 37210

Property address:
916 WARD STRRET
NASHVILLE TN 37207