SPECIAL WARRANTY DEED

STATE OF California
COUNTY OF Ventura

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,200.00

Affiant Laura Iniguez

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8 DAY OF September, 2011.

Notary Public Leslie Johnson

MY COMMISSION EXPIRES:

(AFFIX SEAL)

LESLIE JOHNSON COMM. # 1896898 NOTARY PUBLIC • CALIFORNIA VENTURA COUNTY My Commission Expires July 25, 2014

RETURN TO:

NA Title Corporation
3231 Sunset Blvd, Suite B
West Columbia, SC 29169

TN11-10729 11-00447278

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
Angela Dorsey Trust	New Owner	
(NAME)	(NAME)	
1641 Evelyn Avenue A - B		072-07-0-247.00
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(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, **BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, FOR THE BENEFIT OF THE MLMI 2006-A1 TRUST,** HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **ANGELA DORSEY TRUST,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING LOT NO. 48 ON THE PLAN OF THE SUBDIVISION OF WATERS PLACE, OF RECORD IN BOOK 332, PAGE 136, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Grantor by Substitute Trustee's Deed of record in Instrument #20110511-0036104, said Register's Office.

The Grantee(s), or purchaser(s), of the Property may not re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this Deed.

This conveyance is subject to (a) 2011 real property taxes; (b) all zoning regulations, building restrictions, easements and/or setback lines rights for public utilities, or other governmental regulations applicable to the property described herein, but excluding any covenants conditions or restrictions of record that would violate Title 42 USC 3604; and (c) restrictive covenants and all matters appearing on the plan of record in Book 332, page 136, said Register's Office.

unimproved ☐
This is improved ☒ property, known as 1641 Evelyn Avenue A - B, Nashville, TN 37216
(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

BILL GARRETT, Davidson County
Trans:T20110064052 DEEDWARRSP
Recvd: 10/13/11 13:31 3 pgs
Fees:18.00 Taxes:141.34
20111013-0079757

Witness my hand this 8 day of September, 2011.

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, FOR THE BENEFIT OF THE MLMI 2006-A1 TRUST

BY: _____

IT'S: Veronica Casillas, Assistant Vice President

STATE OF _____)
COUNTY OF _____)

Before me, the undersigned, a notary public in and for said County and State, personally appeared _____, 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 _____ (Officer) of BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, FOR THE BENEFIT OF THE MLMI 2006-A1 TRUST the within named bargainor, and that he or she as such _____ (Officer) being authorized to do so, executed the foregoing instrument on behalf of BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, FOR THE BENEFIT OF THE MLMI 2006-A1 TRUST and declared that he or she as such _____ (Officer) of BANK OF AMERICA, NA executed this instrument as the free act and deed of BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP FOR THE BENEFIT OF THE MLMI 2006-A1 TRUST.

WITNESS my hand and official seal this ____day of _____, 2011.

_____
Notary Public

My Commission Expires: _____

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of Ventura

On Sep 8 2011 before me, Leslie Johnson i, Notary Public
(Here insert name and title of the officer)

personally appeared Veronica Casillas

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Leslie Johnson
Signature of Notary Public

(Notary Seal)

LESLIE JOHNSON
COMM. # 1896898
NOTARY PUBLIC • CALIFORNIA
VENTURA COUNTY
My Commission Expires
July 25, 2014

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

SWD
(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages ____ Document Date ____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

- ☐ Individual (s)
- ☒ Corporate Officer
  AVP
  (Title)
- ☐ Partner(s)
- ☐ Attorney-in-Fact
- ☐ Trustee(s)
- ☐ Other ____

INSTRUCTIONS FOR COMPLETING THIS FORM

Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is/are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - Indicate title or type of attached document, number of pages and date.
  - Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document.