BILL GARRETT, Davidson County
Trans:T20120026985 DEEDWARRSP
Recvd: 04/13/12 10:03 4 pgs
Fees:23.00 Taxes:230.51
20120413-0031617

Commitment Number: 2977037
Seller's Loan Number: 11-0077667

After Recording Return To:
ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451

This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249 (513) 247-9605 Fax: (866) 611-0170 and Thomas Granville McCroskey, Esq., Tennessee Bar Number: 015569.

New Property Owner/Mail Tax Statements To:
REO Holdings LLC , 3044 Boulder Park DR Nashville, TN 37214

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
09614021900

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the April 4, 2012, by and between **HSBC BANK USA, N.A., AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-NC3, ASSET BACKED PASS-THROUGH CERTIFICATES,,** whose mailing address is **2375 N. Glenville Drive (Mail Code: TX 983-01-01), Richardson, TX 75082**, hereinafter grantor, and party of the first part, and **REO Holdings, LLC** , hereinafter grantee, party of the second part, whose tax mailing address is **3044 Boulder Park DR Nashville, TN 37214**.

WITNESSETH: That for and in consideration $62,300.00 (Sixty-Two Thousand Three Hundred Dollars and no Cents), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate as set forth in the **Attached Exhibit A**. Said property is commonly known as **3044 Boulder Park DR Nashville, TN 37214**.

Exhibit A

The land referred to herein below is situated in the County of Davidson, State of Tennessee, and is described as follows: LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 36 ON THE PLAN OF HICKORY BEND, SECTION 3, OF RECORD IN PLAT BOOK 3600, PAGE 42, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it has lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same. Party of the First Part will warrant and defend against all lawful claims of persons claiming by, through or under the Party of the First Part but against no others.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according in their proper gender and number according to the context hereof.

Being the same property conveyed to the part of the first part and recorded at: **20110721-0055843**

Executed by the undersigned on APRIL 4, 2012:

HSBC BANK USA, N.A., AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-NC3, ASSET BACKED PASS-THROUGH CERTIFICATES, By Bank of America, N.A., successor by merger to BAC Home Loans Servicing, LP, FKA Countrywide Home Loans Servicing, LP as its attorney in fact

POA Recorded.
3/26/2012.
Inst #-20120326-0025439.
Davidson County.

By: Irene Carrillo

Name: Irene Carrillo

Its: AVP

STATE OF AZ

COUNTY OF MARICOPA

Before me, Judy Shu, a Notary Public of said State and County aforesaid, personally appeared Irene Carrillo its AVP on behalf of **HSBC BANK USA, N.A., AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-NC3, ASSET BACKED PASS-THROUGH CERTIFICATES, By Bank of America, N.A., successor by merger to BAC Home Loans Servicing, LP, FKA Countrywide Home Loans Servicing, LP, as its attorney in fact,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ~~him~~self to be AVP of Bank of America, N.A. the within named Grantor, Party of the First Part and Bargainor, a Federal Banking corporation, and that ~~he~~ as such AVP, executed the foregoing instrument for the purpose therein contained, by signing the name of the Grantor by Bank of America, N.A. by ~~himself~~ as such AVP.

Witness my hand and seal, this 4TH day of APRIL.

Notary Public

My Commission Expires AUGUST 20, 2015

JUDY SHU
NOTARY PUBLIC ARIZONA
Maricopa County
My Commission Expires
August 20, 2015

Maximum principal indebtedness for Tennessee recording tax purposes is _____.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of AZ
County of MARICOPA

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 62,300 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 4TH day of APRIL, 2012.

JUDY SHU
NOTARY PUBLIC ARIZONA
Maricopa County
My Commission Expires
August 20, 2015

(Seal)

Affiant

Irene Carrillo
Print Name

Notary Public

My commission expires:

AUGUST 20, 2015

Judy Shu
Print Name

CTIC# _____