BILL GARRETT, Davidson County
Trans:T20120043263 DEEDWARRSP
Recvd: 06/12/12 11:05 2 pgs
Fees:13.00 Taxes:458.80
20120612-0051334

SPECIAL
WARRANTY DEED

THIS INDENTURE, made and entered into this 5th day of June, 2012 by and between Wells Fargo Delaware Trust Company, N.A., as Trustee for Vericrest Opportunity Loan Trust 2011-NPL1, party of the first part, and Lamin Kallon and Iye Kallon,* party of the second part.

*Lamin Kallon, an unmarried man and Iye Kallon, an unmarried woman

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), 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, situated and being in the County of **Davidson**, Tennessee:

Lot 87, Section I, Pebble Trail Subdivision, as shown on plat of record in Plat Book 6900, Page 990, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

This being the same property conveyed to grantor herein by Substitute Trustee's Deed of record at Instrument No. 20111128-0092041, in the Register's Office of Davidson County, Tennessee.

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

And the said party of the first part does hereby covenant with the said part of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for Subdivision Restrictions, Building Lines, Easements and other matters of record, including in Plat 6900, Page 990 and Covenants and Restrictions of record in Book 8176, Page 296, all in the Register's Office of Davidson County, Tennessee; 2012 property taxes not yet due and payable; and any discrepancies, conflicts, encroachments, servitudes, shortages in area and boundaries or other facts a correct and current survey would show, and easements and claims of easements not recorded in the public records;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons ***claiming by, through or under party of the first part, but not further or otherwise.***

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 to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Wells Fargo Delaware Trust Company, N.A., as Trustee for Vericrest Opportunity Loan Trust 2011-NPL1
By: Vericrest Financial, Inc., as Its Attorney in Fact

By: _____
Printed Name: Mindi Hernandez
Title: AUTHORIZED SIGNATORY

STATE OF Oklahoma
COUNTY OF Oklahoma

Before me, the undersigned Notary Public of the aforesaid County and State, personally appeared Mindi Hernandez, (or proved to me on the basis of satisfactory evidence), who acknowledged himself/herself to be the AUTHORIZED SIGNATORY of Vericrest Financial, Inc., a corporation, which caused this instrument to be executed on behalf of Wells Fargo Delaware Trust Company, N.A., as Trustee for Vericrest Opportunity Loan Trust 2011-NPL1, the within named bargainer, a corporation, and that he/she executed the foregoing instrument for the purposes therein contained as the free act and deed of Wells Fargo Delaware Trust Company, N.A., as Trustee for Vericrest Opportunity Loan Trust 2011-NPL1.

WITNESS my hand, at office, this 26th day April, 2012.

LEAH LEDFORD
Notary Public
State of Oklahoma
Commission # 10000901 Expires 02/05/14

_____
Notary Public

Commission Expiration: _____

PREPARED BY:
CHRISTOPHER J. THORNTON, PC
1661 AARON BRENNER DR., STE. 301
MEMPHIS, TN 38120
F2644277

PROPERTY ADDRESS:
5017 Countryside Drive
Antioch, TN 37013

PARCEL ID NUMBER: 149-05-0-244.00

PROPERTY OWNER AND ADDRESS:
Lamin Kallon and IVE KALLON
5017 Countryside Drive
Antioch, TN 37013

MAIL TAX BILLS TO:
Same address as
New owner

STATE OF TENNESSEE
COUNTY OF Williamson

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 **$124,000.00** WHICH AMOUNT IS EQUAL TO OR GREATER THAN THE PROPERTY TRANSFERRED WOULD COMMAND AT A FAIR AND VOLUNTARY SALE.

AFFIANT

SUBSCRIBED AND SWORN BEFORE ME THIS 5th DAY OF June, 2012.

NOTARY PUBLIC

COMMISSION EXPIRATION: 8/16/14

JANE GRAZER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

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