CE1209-TN-439660

SPECIAL WARRANTY DEED

Davidson County DEEDWARRSP
Recvd: 10/17/12 16:30 4 pgs
Fees:23.00 Taxes:233.84
20121017-0095423

STATE OF FLORIDA
COUNTY OF PALM BEACH
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $63,199.00

Contract Management Coordinator
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 26 DAY OF Oct 2012

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

Notary Public State of Florida
Diego Gonzalez
My Commission EE128214
Expires 09/07/2015

THIS INSTRUMENT WAS PREPARED BY: Premium Title Services, Inc.
2002 Summit Boulevard, Suite 600, Atlanta, GA 30319

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Chad Lautt as trustee of the Tip Top Trust dated October 11, 2007 P O Box, 23096 Nashville, TN 37202	Chad Lautt as trustee of the Tip Top Trust dated October 11, 2007 P O Box 23096 Nashville, TN 37202	081120E00200CO

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by the Grantor, **The Bank of New York Mellon fka The Bank of New York, as Successor Trustee for JPMORGAN CHASE BANK, N.A., as Trustee for NovaStar Mortgage Funding Trust, Series 2006-3 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-3,** (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Chad Lautt as trustee of the Tip Top Trust dated October 11, 2007 ,** whose address is shown above (herein referred to as "Grantee"), its heirs, successors and/or assigns, forever, the following described tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit:

Please see attached Exhibit "A"

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

This improved property known as: 1709 Nassau Street, Nashville, TN 37208

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto said Grantee **Chad Lautt as trustee of the Tip Top Trust dated October 11, 2007 ,** his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **The Bank of New York Mellon fka The Bank of New York, as Successor Trustee for JPMORGAN CHASE BANK, N.A., as Trustee for NovaStar Mortgage Funding Trust, Series 2006-3 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-3,** COVENANTS with the said Grantee and binds themselves, his/her/their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee **Chad Lautt as trustee of the Tip Top Trust dated October 11, 2007** , his/her/their heirs and assigns, against the claims of all persons claiming, or to claim the same any part thereof, by, through or under the said Grantor, but against none other.

IN WITNESS WHEREOF the said **The Bank of New York Mellon fka The Bank of New York, as Successor Trustee for JPMORGAN CHASE BANK, N.A., as Trustee for NovaStar Mortgage Funding Trust, Series 2006-3 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-3,** has executed this deed this the 26 day of Sept, 2012.

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE FOR JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-3 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-3

By: Ocwen Loan Servicing, LLC, as its Attorney In Fact

Marlene Santos **Contract Management Coordinator**

STATE OF FLORIDA

COUNTY OF PALM BEACH

Contract Management Coordinator

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Marlene Santos, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an authorized signatory of Ocwen Loan Servicing, LLC, as attorney in fact of said **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS SUCCESSOR TRUSTEE FOR JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-3 NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-3**, the within named bargainor, and that he/she as such, 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 Register's Office for County, State of Tennessee.

Witness my hand and Notarial Seal this 26 day of Sept, 2012.

Notary Public

My Commission expires:

POA Recorded 11-Jul-12, as Instrument # 20120711-0060880

Notary Public State of Florida
Diego Gonzalez
My Commission EE128214
Expires 09/07/2015

RETURN TO:
Chad Lautt as trustee of the Tip Top Trust dated October 11, 2007
P O Box 23096
Nashville, TN 37202

EXHIBIT "A"

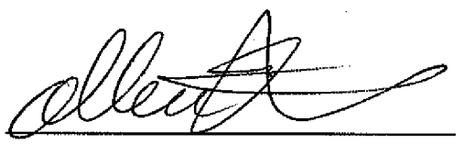
DESCRIBED PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE, TO-WIT:

UNIT NUMBER B, NAUSSAU TOWNHOMES, AS ESTABLISHED BY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS ESTABLISHING A PLANNED UNIT DEVELOPMENT WITH PROVIDE ELEMENTS OF RECORD IN INSTRUMENT NUMBER 20060508-0053440, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Being Property Conveyed by Substitute Trustee's Deed from Shapiro & Kirsch, LLP, Substitute Trustee to **The Bank of New York Mellon fka The Bank of New York, as Successor Trustee for JPMORGAN CHASE BANK, N.A., as Trustee for NovaStar Mortgage Funding Trust, Series 2006-3 NovaStar Home Equity Loan Asset-Backed Certificates, Series 2006-3**, recorded September 21, 2011, in Instrument # 20110921-0072988, Davidson County, Tennessee.

Prepared By: Eric Evans
Premium Title Services
2002 Summit Blvd, Ste. 600
Atlanta, GA
30319

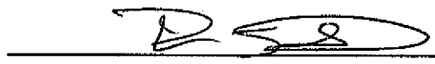
I, Allen Thomas, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.



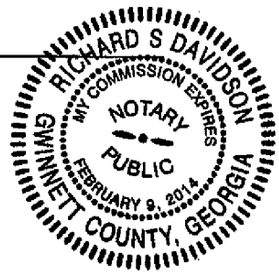
Signature

State of Georgia
County of Dekalb

Personally appeared before me, Richard Davidson a notary public for this county and state, Allen Thomas who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary's Signature



MY COMMISSION EXPIRES: 2/9/2014

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).

(4) No county register shall be required to accept a document transmitted electronically.