Return To:
FOUNDATION
TITLE & ESCROW SERIES, LLC
450 Saint Andrews Dr. Ste C
Murfreesboro, TN 37128

This instrument was prepared by ~~and return to:~~
Wilson & Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V1002-1174

BILL GARRETT, Davidson County
Trans:T20120086507 DEEDWARRSP
Recvd: 11/13/12 13:20 3 pgs
Fees:18.00 Taxes:440.30
20121113-0104393

MYRA MILLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

STATE OF TN
COUNTY OF Rutherford
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 $119,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 5 day of November, 2012.

Notary Public
My Commission Expires: 11/23/15
(Seal)

Address New Owner As Follows:	Send Tax Bills to:	Map-Parcel Numbers
Ikponmwosa Aluyi 7228 Legacy Drive Antioch, TN 37013	Ikponmwosa Aluyi 7228 Legacy Drive Antioch, TN 37013	182 060A 245.00

SPECIAL WARRANTY DEED
(Corporation)

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. As Trustee for RAMP 2006-RZ4, Grantor(s), being duly authorized by resolution of its board of directors or otherwise, by and through its duly authorized Attorney-in-Fact, Residential Funding Company, LLC, by virtue of the authority granted in a power of attorney filed for record at Instrument #20120914-008377, in the Register's Office of Davidson County, Tennessee, for and in consideration of the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency all of which are hereby acknowledged, has this day bargained and sold, and by these presents does hereby sell, transfer and convey, unto Ikponmwosa Aluyi, Grantee(s), and his heirs and assigns, the following land in Davidson County, Tennessee:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Commonly known as: 7228 Legacy Drive, Antioch, TN 37013

TO HAVE AND TO HOLD the said real property above described, including any after acquired title of Grantor(s), together with the appurtenances, estate, title and interest thereto belonging to Grantee(s) and unto his heirs and assigns in fee simple forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor(s) hereby binds itself to warrant and defend the title as against all acts of the Grantor(s) herein and no other.

The words "Grantor(s)" and "Grantee(s)" as used herein shall include the plural where appropriate and pronouns shall be construed according to their proper gender and number according to the context thereof.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor(s) this 5 **day of** October, 2012.

The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JP Morgan Chase Bank N.A. As Trustee for RAMP 2006-RZ4, by its duly authorized attorney in fact, Residential Funding Company, LLC

BY: _____

ITS: Eddie Mendez
Authorized Officer

Certificate of Acknowledgment

State of Texas

County of Dallas

)ss.

Personally appeared before me, the undersigned Notary Public, Eddie Mendez**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the** AO **of the Attorney-in-Fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.**

Witness my hand and official seal, at office this 5 **day of** October 2012.

_____
Notary Public

My commission expires:

1/26/16
(Seal)

STEPHEN CHARLES TAGLIARINO
Notary Public, State of Texas
My Commission Expires
January 26, 2016

EXHIBIT "A"

Land in Davidson County, Tennessee, being all of Lot No. 255, on the Final Plat, Old Hickory Hills, Phase Two-Section Three, as shown by plat appearing in instrument # 200404200445707, as corrected by Surveyors Certificate of Correction of record in instrument # 200410210126628, of the Registers Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

This conveyance is subject to the following;

Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20020116-0006750; Charter of Old Hickory Hills Homeowners' Association of record in Instrument No. 20020123-0009417; Storm Water Detention Agreement of record in Instrument No. 20010306-0021333; Sanitary Sewer and/or Storm Drainage Easement of record in Instrument No. 20001030-0107214; Easement granted to United Telephone Company of record in Instrument No. 20020123-0009339; Storm Water Detention Agreement of record In Instrument No. 20030226-0025749; Boundary Plat of record in Book 11190, Page 65; Rights of Adjoining Owners of record in Book 6013, Page 187; all matters shown on plat of record in Instrument No. 20040420-0044507; as corrected by a Surveyors Certificate of Correction of record in instrument 200410210126628, and any and all matters of record, all in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006-RZ4 by Substitute Trustee's Deed filed August 20, 2012 as Instrument No. 20120820-0074483 in the Register's Office for Davidson County, Tennessee.