BILL GARRETT, Davidson County
Trans:T20120095936 DEEDWARRSP
Recvd: 12/14/12 14:57 6 pgs
Fees:33.00 Taxes:447.70
20121214-0115521

Prepared By and Return to:
Nations Lending Services
9801 Legler Road
Lenexa, KS 66219
File # 12NL25688 REO

Record 2nd

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP/PARCEL NUMBERS:
BENJAMIN HANS PETER BAILER and DIANNA ELIZABETH CORCORAN	BENJAMIN HANS PETER BAILER and DIANNA ELIZABETH CORCORAN	083 04 0 052.00
2102 ROSECLIFF DR,	2102 ROSECLIFF DR,	
NASHVILLE, TN 37206-1242	NASHVILLE, TN 37206-1242	

THIS SPECIAL WARRANTY DEED is executed, made and entered into as of the day and year set forth below by U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CERTIFICATEHOLDERS OF BEAR STEARNS ASSET BACKED SECURITIES I LLC, ASSET BACKED-CERTIFICATES, SERIES 2006-HE1 a national banking association, ("Grantor"), in favor of BENJAMIN HANS PETER BAILER and DIANNA ELIZABETH CORCORAN, as joint tenants ("Grantee").

FOR AND IN CONSIDERATION of the sum of $121,000.00 (One Hundred and Twenty-One Thousand Dollars and no Cents), cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Grantor, has this day bargained and sold, and does hereby transfer and convey unto, the Grantees herein, their successors, heirs and assigns, that certain property located in Davidson County, Tennessee, and being more particularly described on Exhibit A attached hereto.

This conveyance is made subject to all matters set forth on Exhibit "B."

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever.

Grantor warrants the title against all persons claiming under Grantor, but not otherwise.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Continuation of Special Warranty Deed)

WITNESS MY HAND this 27 day of November, 2012.

GRANTOR:

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CERTIFICATEHOLDERS OF BEAR STEARNS ASSET BACKED SECURITIES I LLC, ASSET BACKED-CERTIFICATES, SERIES 2006-HE1, BY JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, ITS ATTORNEY IN FACT

By: _____
Name: April Lyn Savitch
Its: Vice President

By JPMorgan Chase Bank, N.A.
Attorney in Fact

State of _____
County of _____

See Attached
Notary Acknowledgement

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid _____ who acknowledged to me that she/he is _____ (Title of person signing) of U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE AS SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CERTIFICATEHOLDERS OF BEAR STEARNS ASSET BACKED SECURITIES I LLC, ASSET BACKED-CERTIFICATES, SERIES 2006-HE1, BY JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, ITS ATTORNEY IN FACT, the attorney-in-fact for, and that in its capacity as attorney-in-fact for she/he executed, signed and delivered the above and foregoing instrument after having been authorized by and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the _____ day of _____, _____.

_____
Notary Public
My Commission Expires: _____

Notary Acknowledgment

STATE OF FLORIDA

COUNTY OF DUVAL

The foregoing instrument was acknowledged before me this November 27, 2012, by April Lyn Savitch, the Vice President of JPMorgan Chase Bank, NA, as attorney in fact for *U.S. Bank National Association as Trustee Successor in Interest to bank of America, National Association as Trustee as Successor by Merger to LaSalle Bank National Association as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset Backed Certificates, Series 2006-HE1*, on behalf of the corporation. He/she is personally known to me.

CHERYL THAYER
MY COMMISSION # EE 017077
EXPIRES: August 15, 2014
Bonded Thru Notary Public Underwriters

X _____
Notary Public

(seal)

Printed Name: Cheryl Thayer

(1)

State of Kansas
County of Johnson

The actual consideration or value, whichever is greater, for this transfer is $121,000.00 (One Hundred and Twenty-One Thousand Dollars and no Cents).

Affiant Melissa Davidle

Subscribed and sworn to before me this Dec. 04, 2012.

NOTARY PUBLIC STATE OF KANSAS — LISA C. RUIS My Appt. Exp. 4/27/14

Notary Public Lisa C Ruis

My Commission Expires: 4/27/14

RE: 2102 ROSECLIFF DR, NASHVILLE, TN 37206-1242

SPECIAL WARRANTY DEED

EXHIBIT "A"

That certain parcel of real estate located in Davidson County, State of Tennessee, and being described as follows, to-wit; Being Lot Number 118 on the map of Rosebank Park Subdivision, of record in Book 1835, Page 26, Register's Office for said county.

Being the same property conveyed to John T. Kuhlman by Quitclaim deed recorded September 1, 2005, as Instrument No. 20050901-0104961, Register's Office for Davidson County, Tennessee.

Commonly known as: 2102 ROSECLIFF DR, Nashville, TN 37206

Tax Parcel No.: 08304005200

EXHIBIT "B"

Permitted Encumbrances

1. The lien of taxes and assessments for the current year and subsequent years;

2. Matters that would be shown by an accurate survey and inspection of the property;

3. All covenants, restrictions, conditions, easements, reservations, rights-of-way, and other matters of record, to the extent valid, subsisting and enforceable;

4. Zoning requirements, statutes, rules, orders, restrictions, regulations and ordinances of governmental agencies or their instrumentalities relating to the property, the buildings located thereon, their construction and uses, in force on the date hereof (if any such exist);

5. All roads and legal highways;

6. Rights of parties in possession (if any); and

7. Any licenses, permits, authorizations or similar items (if any) in connection with the conduct of any activity upon the property.