State of Tennessee |
County of Davidson |

When recorded, please return to:
NREIS
290 Bilmar Drive
Pittsburgh, PA 15205
NRE-61044

Address New Owner:
John William Tortorello
816 Bishopgate Road
Antioch, TN 37013

Send Tax Bill To:
Same
John W Tortorello
816 Bishopgate Rd
Antioch TN 37013

This instrument was prepared by:
Laurie J. Hadwyn-Janes, (423) 618-6140
P.O. Box 21060
Chattanooga, TN 37424

Davidson County DEEDWARRSP
Recvd: 01/08/13 11:40 3 pgs
Fees:18.00 Taxes:333.00
20130108-0002424

NRE-61044

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on the day and date last written, by and between **The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-FA10, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement,** by Nationstar Mortgage, LLC, as Attorney-in-Fact, hereinafter called the "GRANTOR(S)", and **John William Tortorello**,unmarried, hereinafter called the "GRANTEE(S)",

WITNESSETH:

NOW FOR AND IN CONSIDERATION of the sum of Ninety Thousand and 00/100 Dollars ($ 90,000.00), cash in hand paid by the hereinafter named GRANTEE(S), and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, GRANTOR(S) has bargained and sold, and by these presents, does transfer and convey unto GRANTEE(S), and all his heirs and assigns, all GRANTOR'(S) right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot Number 215 on the Plan of Piccadilly Square, Phase II, of record in Book 6250, Page 92, 93 And 94, Registers Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

This conveyance is subject to all terms and provisions of the restrictions and bylaws of record in Book 6236, Page 683; Book 6236, Page 730; Book 6295, Page 506; Book 6295, Page 520; Book 6295, Page 534; Book 6300, Page 409; Book 6306, Page 833; Book 6496, Page 100; Book 6496, Page 107; Book 6496, Page 114; Book 6518, Page 184; Book 6518, Page 190; Book 6830, Page 739; Book 6236, Page 708; Book 6295, Page 572; Book 6295, Page 580; Book 6295, Page 588; Book 6300, Page 431, in said Register's Office.

This conveyance is made subject to (1) all matters appearing on the plan of record in Plat Book 6250, Pages 92, 93, and 94; and (2) sanitary sewer easement of record in Book 6186, Page 238; Book 6251, Page 616; Book 6271, Page 187; Book 6331, Page 481; Book 6530, Page 823; and Book 7389, Page 189, in said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

Being the same property previously conveyed from Donna Campbell Garrett, by Trustee's Deed, with Wilson & Associates, PLLC, as Successor Trustee, by instrument of record recorded on June 20, 2012, as Instrument Number 20120620-0054206, unto The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-FA10, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement, said deed dated July 17, 2012, and recorded on July 19, 2012, as Instrument Number 20120719-0063513, all with the Register's Office for Davidson County, State of Tennessee.

This is property commonly known as: 816 Bishopgate Road, Antioch, TN 37013
Tax Map/Parcel ID NO.: 149-02-0B-077.00

TO HAVE AND TO HOLD the aforesaid real estate, tract or parcel of land, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining, estate title and interest thereto belonging unto the said GRANTEE(S), his heirs and assigns, in fee simple forever.

GRANTOR(S) does covenant with the said GRANTEE(S) that it is lawfully seized and possessed of said land in fee simple, has a good right to sell and convey the same, and the same is unencumbered, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record and any real estate taxes, which are to be prorated, and unless otherwise herein set out; and GRANTOR(S) does further covenant to warrant and forever defend the title to the said land to the said GRANTEE(S), and his heirs and assigns, against the lawful claims of all persons whomsoever.

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

IN WITNESS WHEREOF, Grantor(s) has hereunto caused this instrument to be executed by its duly authorized officer this 1 day of October, 2012.

The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-FA10, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement,
by Nationstar Mortgage, LLC, as Attorney-in-Fact,

By: Giambalvo

Title: Alisha Giambalvo
ASST. Secretary

STATE OF Texas
COUNTY OF Denton

On this October 1, 2012, before me, a Notary Public, personally appeared Alisha Giambalvo, personally known to me, or proved to me on the basis of satisfactory evidence, and who upon oath, acknowledged himself to be the ASST. Secretary of Nationstar Mortgage, LLC, and that he as such Officer and being authorized to do so as attorney in fact, executed the foregoing instrument on behalf of the Grantor herein name, **The Bank of New York Mellon f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2005-FA10, by First Horizon Home Loans, a division of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement,** for the purposes herein contained by signing the name of the Grantor(s) by himself as such officer.

Jennifer Clark
NOTARY PUBLIC – Jennifer Clark
My Commission Expires: July 5, 2016
Collin County

(Notary Seal)
JENNIFER CLARK
Notary Public, State of Texas
My Commission Expires
July 05, 2016

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration or true value for this transfer is $90,000.00, which amount is equal to or greater than the amount which the property being transferred would command at a fair and voluntary sale.

Giambalvo
Affiant Alisha Giambalvo

Sworn to and subscribed before me this 1 day of October, 2012.

Jennifer Clark
NOTARY PUBLIC – Jennifer Clark
My Commission Expires: July 5, 2016
Collin County

(Notary Seal)
JENNIFER CLARK
Notary Public, State of Texas
My Commission Expires
July 05, 2016

True Copy Certification

I, Jennifer Lander, 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.

Jennifer Lander
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Virginia M Noble* notary public for this county and state, Jennifer Lander who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Virginia M Noble
Notary's Signature

*Virginia M Noble

My Commission Expires: 6/19/15
Notary' Seal (if on paper)

NOTARIAL SEAL
VIRGINIA M NOBLE
Notary Public
KENNEDY TWP, ALLEGHENY COUNTY
My Commission Expires Jun 19, 2015