BILL GARRETT, Davidson County
Trans:T20130009431 DEEDWARRSP
Recvd: 02/04/13 11:52 3 pgs
Fees:18.00 Taxes:336.70
20130204-0011305

THIS INSTRUMENT WAS PREPARED BY
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road Suite 100
Independence, OH 44131
Phone: 216-520-0050
RT12292

Alexandria Hiley
Resident Summit County
Notary Public, State of Ohio
My Commission Expires: 11/02/2014

State of Ohio
County of Cuyahoga
The actual consideration or value, whichever is greater, for this transfer is $91,000.00

Affiant
Subscribed and sworn to before me, this 1st day of Feb., 2013.

Notary Public

My Commission Expires:

Map/Parcel Number(s) 16106007800/

Address of New Property Owner(s):
Chen Zhen Yu
726 Huntington Parkway
Nashville, TN 37211

Send Tax Bills To:
Chen Zhen Yu
726 Huntington Parkway
Nashville, TN 37211

SPECIAL WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid, and other good and valuable considerations, the receipt of all which is hereby acknowledged, by the grantor, **Bayview Loan Servicing, LLC** said grantor does hereby bargain, sell, transfer and convey unto **Chen Zhen Yu,** Single, and their heirs or assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in **Davidson**, State of Tennessee, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

Commonly known as: 726 Huntington Parkway, Nashville, TN 37211
Unimproved ☐ Improved ☑

To have and to hold said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee **Chen Zhen Yu**, and his/her/their assigns, forever.

Said **Bayview Loan Servicing, LLC**, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said **Bayview Loan Servicing, LLC**, has executed this deed this 28 day of January, 2013.

Bayview Loan Servicing, LLC

By: Sonia

Sonia Asencio
Name: Assistant Secretary

Title:

STATE OF Florida

COUNTY OF Miami Dade

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Sonia Asencio, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Assistant Secretary ~~of~~ ~~the Attorney-in-Fact~~ of said **Bayview Loan Servicing, LLC**, the within named bargainer, and that he/she, 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 Book ____, Page ____, or in Instrument Number ____ of record in Registers Office for **Davidson** County, Tennessee.

Witness my hand and Notarial Seal this 28 day of January, 2013.

MILAGROS GARCIA
Notary Public - State of Florida
My Comm. Expires Jan 9, 2017
Commission # EE 863633

Notary Public

My Commission expires: Jan 09, 2017

MILAGROS GARCIA
Notary Public - State of Florida
My Comm. Expires Jan 9, 2017
Commission # EE 863633

RETURN TO:
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road, Suite 100
Independence, OH 44131
Phone: (216)520-0050
Fax: (216)520-1431
http://resourcetitle.wordpress.com

RT12292
Property: 726 Huntington Parkway, Nashville, TN 37211

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot 41, Section 1, Huntington Park, as shown on plat of record in Plat Book 4175, page 10, Amended in Plat Book 4536, Page 168, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Bayview Loan Servicing, LLC, by Substitute Trustee's Deed, from Brock & Scott, PLLC, Substitute Trustee, dated October 24, 2011, and recorded October 25, 2011, in Instrument No. 20111025-0082816, said Register's Office, Davidson County, Tennessee.