BILL GARRETT, Davidson County
Trans:T20130035581 DEEDWARRSP
Recvd: 04/30/13 14:18 4 pgs
Fees:23.00 Taxes:251.42
20130430-0043092

Prepared By and Return to:
Christopher J. Thornton,
1661 Aaron Brenner Drive, Ste. 301
Memphis, TN 38120

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP/PARCEL NUMBERS:
(Name) Harlan Dodson, Trustee of the D218 Land Trust	(Name) Harlan Dodson, Trustee of the D218 Land Trust	09304008500
(Address) 1003 Dew Street	(Address) 1310 6th Ave. N.	
(City) (State) (Zip) Nashville, TN 37206	(City) (State) (Zip) Nashville, TN 37208	

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, successor by merger to LaSalle Bank, National Association as Trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2006-HE4 Trust**, a Corporation, ("Grantor"), in favor of **Harlan Dodson, Trustee of the D218 Land Trust** ("Grantee").

FOR AND IN CONSIDERATION of the sum of Sixty-Seven Thousand Nine Hundred Fifty Dollars and 00/100 ($67,950.00), 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 10 day of April 2013.

GRANTOR:
U.S. Bank National Association as Trustee, successor in interest to Bank of America, National Association as Trustee, successor by merger to LaSalle Bank, National Association as Trustee for Washington Mutual Asset-Backed Certificates WMABS Series 2006-HE4 Trust

BY: JP Morgan Chase Bank, National Association, as Attorney in Fact

By: Tina Bergin 4/10/13
Name:
Its: ~~Tina Bergin~~ Vice President

STATE OF TEXAS
COUNTY OF DENTON

Personally appeared before me, Darryl G. Swann a notary public, Tina Bergin, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the VP 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, at office, this 10th day of April, 2013.

Notary Public

DARRYL G. SWANN
Notary Public, State of Texas
My Commission Expires
February 24, 2015

Commission Expiration: 2/24/15

State of Tennessee
County of Williamson

The actual consideration or value, whichever is greater, for this transfer is $67,930.00.

Affiant

Subscribed and sworn to before me this 4/10/2013.

Notary Public

My Commission Expires: 9/29/14

DAVID P. WEBBER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
My Comm. Expires

RE: , , TN

SPECIAL WARRANTY DEED

EXHIBIT "A"

Described property located in Davidson County, Tennessee, to-wit:

Being Lot Number 7 on the unrecorded Plan of Smith and Bishop's Resubdivison of certain lots in A.J. Caldwell's Subdivision of the Hobson's lands, as described as follows:

Beginning at a point in the north margin of Dew Street 46 feet east of the easterly margin of South 10th Street, at the corner of Lots 7 and 8; thence northerly along the line between said lots, 150 feet to the south margin of an alley; thence with the margin of said alley; easterly 48 feet to a point, a corner of Lot 8; thence with the margin of the same, westerly 48 feet to the point of beginning.

Being the same property conveyed to Grantor herein by Substitute Trustee's Deed of record at Instrument No. 20121030-0099269, in the Register's Office of Davidson County, Tennessee.

Commonly known as: 1003 Dew Street, Nashville, TN 37206

Tax Parcel No.: 09304008500

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.