BILL GARRETT, Davidson County
Trans:T20130069486 DEEDWARRSP
Recvd: 08/13/13 10:26 5 pgs
Fees:28.00 Taxes:534.28
20130813-0084796

This instrument prepared by and
(MAIL) instrument may be returned to:
O'Kelley & Sorohan, Attorneys at Law, LLC
2170 Satellite Blvd., Ste. 375
Duluth, GA 30097
Tel. 770-497-1880
File# 1519DON1
Property ref: 1400 ROSA L PARKS BLVD UNIT 205, NASHVILLE, TN 37208

SPECIAL WARRANTY DEED

Send tax bills to: BANK OF AMERICA, N.A., 1400 ROSA L PARKS BLVD UNIT 205, NASHVILLE, TN 37208

Name and address of new owner: BANK OF AMERICA, N.A., 400 NATIONAL WAY, SIMI VALLEY, CA 93065

Map parcel number: 081-12-0B-205.00CO

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-20CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-20CB,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

BANK OF AMERICA, N.A.,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claiming by, through or under the grantor.

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.

Witness our hand this 22ND day of JULY, 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-20CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-20CB

By Bank of America, NA as successor by merger to BAC Home Loans Servicing, LP as its attorney in fact

By: _____
Its: LUCAS URIBE A.V.P.

By: _____
Its: VERONICA CASILLAS A.V.P.

State of _____
County of _____

(For signer #1)
Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, _____ (name of the natural person executing the instrument), to me known to be the person who executed the foregoing instrument in behalf of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-20CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-20CB and that he executed the same as the free act and deed of said THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-20CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-20CB.

(For signer #2)
Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, _____ (name of the natural person executing the instrument), to me known to be the person who executed the foregoing instrument in behalf of THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-20CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-20CB and that he executed the same as the free act and deed of said THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-20CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-20CB.

Witness my hand, at office, this _____ day of SEE ATTACHED, 20____.

_____
Notary Public
My Commission Expires:
Affix seal

SEE EXHIBIT B FOR POWER OF ATTORNEY

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of VENTURA

On 7/22/13 (Date) before me, DAWN L. EDDINGS Notary Public (Here Insert Name and Title of the Officer)

personally appeared LUCAS URIBE & VERONICA CASILLAS (Name(s) of Signer(s))

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

DAWN L. EDDINGS
COMM. # 1994053
NOTARY PUBLIC • CALIFORNIA
VENTURA COUNTY
My Commission Expires
October 15, 2016

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Dawn L. Eddings (Signature of Notary Public)

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: SPECIAL WARRANTY DEED

Document Date: 7/22/13 Number of Pages: 2

Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name: LUCAS URIBE
- ☐ Individual
- ☒ Corporate Officer — Title(s): A.V.P.
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney in Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other:

Signer is Representing:

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer's Name: VERONICA CASILLAS
- ☐ Individual
- ☒ Corporate Officer — Title(s): A.V.P.
- ☐ Partner — ☐ Limited ☐ General
- ☐ Attorney in Fact
- ☐ Trustee
- ☐ Guardian or Conservator
- ☐ Other:

Signer is Representing:

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

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Exhibit "A"

Legal Description

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF Tennessee, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 205 TOGETHER WITH THE ALLOCATED PARKING SPACE AND THE APPURTENANT INTEREST IN THE COMMON ELEMENTS OF THE LOFTS AT WERTHAN MILLS, A HORIZONTAL PROPERTY REGIME AS ESTABLISHED BY MASTER DEED FOR THE LOFTS AT WERTHAN MILLS CONDOMINIUMS OF RECORD IN INSTRUMENT #20031023-0157113, AS AMENDED IN INSTRUMENT #20040521-0059936, IN INSTRUMENT #20040712-0082926 AND IN INSTRUMENT #20050202-0012489, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE; SAID UNIT BEING DEPICTED, ON THE SITE PLAN ATTACHED TO SAID MASTER DEED AS AN EXHIBIT, ALL TO WHICH IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

Parcel ID: 081-12-0B-205.00CO

Commonly known as 1400 ROSA L PARKS Boulevard, Unit 205, Nashville, TN 37208
However, by showing this address no additional coverage is provided

Source of title

_____ Trustee's Deed or
__X___ Substitute Trustee's Deed or
_____ Warranty Deed or
_____ Quitclaim Deed

Recording information:
Deed Book , Page ; or
Instrument Number 20130325-0028993
County of DAVIDSON, TN

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, $ 144,400.00, which amount is equal or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 30th day of July, 2013.

Notary

SHARILYN WAGNER NOTARY PUBLIC GWINNETT COUNTY GEORGIA EXPIRES June 1 2016

EXHIBIT "5"

Tom Leatherwood, Shelby County Register of Deeds: Instr. # 09029915

00030906 Vol: 7662 Pg: 228

Doc # 00030906

POWER OF ATTORNEY

The undersigned, as Trustee under the Pooling and Servicing Agreements (as defined below) hereby constitutes and appoints Countrywide Home Loans Servicing LP and its authorized officers (collectively, "CHL Servicing") and each of them, its true and lawful attorneys-in-fact and agents, with full powers of substitution and resubstitution, for and in its name, place and stead, in any and all capacities, for the limited purpose of executing and recording any and all documents necessary to effect (i) a foreclosure of a Mortgage Loan, (ii) the disposition of an REO Property, (iii) an assumption agreement or modification agreement or supplement to the Mortgage Note, Mortgage, or deed of trust, and (iv) a reconveyance, deed of reconveyance or release or satisfaction of mortgage or such instrument releasing the lien of a Mortgage in connection with the transactions contemplated in those certain Pooling and Servicing Agreements (the "Pooling and Servicing Agreement") by and among the undersigned, CHL Servicing, CHL, and CWALT, Inc. The undersigned also grants unto said attorneys-in-fact and agents, and each of them, the full power and authority to do and perform each and every act and thing requisite and necessary to be done in and about the premises, as fully to all intents and purposes as might or could be done in person to effect items (i), (ii) and (iii) above; hereby ratifying and confirming all that said attorneys-in-fact and agents or any of them, or their substitutes, may lawfully do or cause to be done by virtue hereof. Any capitalized term not otherwise defined herein shall have the meaning assigned to such term in the Pooling and Servicing Agreements.

THE BANK OF NEW YORK MELLON, as Trustee

Witness: Michael Cerchio

By: Michelle Penson
Vice President

Witness: Matthew Sabino

By: Mauro Palladino
Managing Director

200800046580
Filed for Record in
YORK COUNTY, SC
DAVID HAMILTON
12-31-2008 At 11:44 am.
POWER ATTY 15.00
OR Vol 10481 Page 180 - 180

STATE OF: New York
COUNTY OF: Queens

On the 9th day of July, 2008, before me Norman Yu, a Notary Public in and for said, personally appeared Michelle Penson, known to me to be as a Vice President, and Mauro Palladino, known to me be a Managing Director of the Bank of New York, a New York banking corporation that executed the within instrument, and also known to me to be the person who executed said instrument on behalf of said New York banking corporation and acknowledged to me that such New York banking corporation executed the within instrument.

IN WITNESS THEREOF, I have hereunto set my hand and affixed by official seal the day and year in this certificate first above written.

Notary Public

Norman Yu
NOTARY PUBLIC
STATE OF NEW YORK
Qualified in Queens County
LIC# 01YU6183731
COMM. EXP. 3-24-2012