BILL GARRETT, Davidson County
Trans:T20130075414 DEEDWARRSP
Recvd: 08/30/13 13:34 5 pgs
Fees:28.00 Taxes:173.90
20130830-0091915

RETURN TO
Stewart Title Company
13026 Lebanon Rd., Suite 100
Mt. Juliet, TN 37122
File #01288-140479

Commitment Number: 3193186

After Recording Return To:
ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451

This instrument prepared by:
ServiceLink
ServiceLink Hopewell Campus
4000 Industrial Boulevard
Aliquippa PA 15001
(800) 439-5451

New Property Owner/Mail Tax Statements To:
BOCO PROPERTIES, LLC
4623 Brown Leaf Dr.
Old Hickory, TN 37138

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
108-1D/10.00CO

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into as of the AUGUST 12, 2013, by and between **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2004-10,** whose mailing address is **2375 N. Glenville Drive, (Mail Code: TX 983-01-01), Richardson, TX 75082,** hereinafter grantor, and party of the first part, for **$47,000.00(Forty-Seven Thousand Dollars and no Cents)** in consideration paid grants with covenants of limited warranty to **BOCO PROPERTIES, LLC,** hereinafter grantee, party of the second part, whose tax mailing address is **4623 Brown Leaf Dr., Old Hickory, TN 37138,** the real property described in the **Attached Exhibit A:**

WITNESSETH: That for and in consideration **$47,000.00(Forty-Seven Thousand Dollars and no Cents)**, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate as set forth in the **Attached Exhibit A**. Said property is commonly known as **1214 QUAIL ROAD, NASHVILLE, TN 37214.**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it has lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same. Party of the First Part will warrant and defend against all lawful claims of persons claiming by, through or under the Party of the First Part but against no others.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according in their proper gender and number according to the context hereof.

The Grantee(s), or purchaser(s), of the Property may not re-sell, record any additional conveyance document, or otherwise transfer title to the Property within 60 days following the recordation of the deed conveying title of the Property to the Buyer.

Executed by the undersigned on AUGUST 12, 2013:

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2004-10

By: _____

BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as attorney in fact.

Name: AUSTIN ALBURTIS

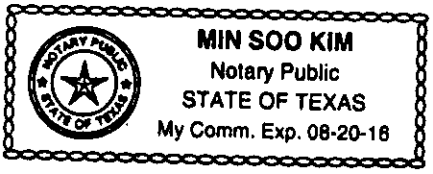
Title: AVP

Date: AUGUST 12, 2013

STATE OF TEXAS
COUNTY OF COLLIN

The foregoing instrument was acknowledged before me on AUGUST 12, 2013 by AUSTIN ALBURTIS, AVP **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2004-10 by BANK OF AMERICA, N.A., SUCCESSOR BY MERGER TO BAC HOME LOANS SERVICING, LP as attorney in fact** who is personally known to me or has produced N/A as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

_____
Notary Public MIN SOO KIM



Maximum principal indebtedness for Tennessee recording tax purposes is $47,000.00
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of TEXAS
County of COLLIN

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $47,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 12 day of AUGUST, 2013.

Affiant

AUSTIN ALBURTIS, AVP
Print Name

(Seal)

Notary Public

My commission expires:

08/20/16

MIN SOO KIM
Print Name

CTIC# _____

MIN SOO KIM
Notary Public
STATE OF TEXAS
My Comm. Exp. 08-20-16

Exhibit A

All that certain condominium situate in the County of Davidson, State of Tennessee, being known and designated as follows:

Land in Davidson County, Tennessee, being all of Unit No. 10, Lot No. 17 in a Horizontal property regime as shown on the site plan, Section 2, Phase IV, Quail Valley, of record in Plat Book 5800, Page 69 & 70, and Book 5200, Page 383, Register's Office for said County, to which reference is made for a more complete and accurate description of said lot.

Being the same property as conveyed from RUBIN LUBLIN TN, PLLC to THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2004-10, as described in Doc No. 20130605-0056883, Recorded 06/05/2013 in DAVIDSON County Records.

Prior instrument reference: **20130605-0056883**