Davidson County DEEDTRS
Recvd: 10/25/13 07:29 4 pgs
Fees:23.00 Taxes:360.01
20131025-0111076

This Instrument Prepared by:
Trustee Management Company
10975 El Monte, Suite 225
Overland Park, Kansas 66211
11020TN12

SUBSTITUTE TRUSTEE'S DEED

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Number(s)
Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-RFC1, Asset-Backed Pass-Through Certificates 1610 E Saint Andrew Place ,Suite B-150, Santa Ana, CA 92705	Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-RFC1, Asset-Backed Pass-Through Certificates 1610 E Saint Andrew Place ,Suite B-150, Santa Ana, CA 92705	120-10-0-014.00

WHEREAS, by Deed of Trust dated February 16, 2006, and recorded as Instrument No. 20060313-0028514, Register's Office for Davidson County, Tennessee, Terry L. Mills and Bonnie J. Mills, husband and wife, conveyed to Key Title & Escrow Services, Inc., Trustee, for the benefit of Mortgage Electronic Registration Systems, Inc. as nominee for Southstar Funding, LLC, the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein set forth; and

WHEREAS, the holder of the debt secured appointed Trustee Management Company as Successor Trustee by instrument recorded as Instrument No. 20130228-0020359, Register's Office; and

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned, in conformity with the terms and provisions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property contained No State Tax Lien(s) in Instrument No. None. The property contained No Federal Tax Lien(s) in Instrument No. None. The purchaser of the property is subject to redemption rights as provided under the applicable federal or state statute.

WHEREAS, in pursuance of said request of said beneficiary, the said property was advertised for sale by the undersigned, in conformity with the terms and provisions of said Deed of Trust, by which advertisement the sale was appointed to be held on October 17, 2013 at the front door of the Davidson County Courthouse, in Davidson County, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash (or credit upon the indebtedness secured if the holder of the secured indebtedness were the successful bidder) at which sale, Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-RFC1, Asset-Backed Pass-Through Certificates was the highest and best bidder became the purchaser of said property at and for the sum of Ninety Seven Thousand Three Hundred Dollars and 00/100's ($97,300.00).

NOW, THEREFORE, in consideration of the premises, the undersigned, does hereby grant, bargain, sell and convey to the said Wells Fargo Bank, N.A., as Trustee for Carrington Mortgage Loan Trust, Series 2006-RFC1, Asset-Backed Pass-Through Certificates, ("Grantee") in fee simple forever, the property above mentioned and now further described as being in the County of Davidson and State of Tennessee, to-wit:

Lot Number 33 on the Plan of Seven Oaks, Section II, of record in Plat Book 2133, page 36, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Parcel ID No.: 120-10-0-014.00

More commonly known as: 322 PINEWAY DRIVE, Nashville, TN 37217

This conveyance is made subject to all unpaid taxes and to all other restrictions, easements and encumbrances of record.

Being the same property conveyed to Terry L. Mills and Bonnie J. Mills, husband and wife, in Deed recorded in instrument number 20060313-0028513 in the Register of Deeds for Davidson County, Tennessee.

TO HAVE AND TO HOLD the real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Grantee in fee simple forever, to whom the said Jeffrey J. Harms, for Trustee Management Company as Successor Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through, or under Trustee Management Company as such Successor Trustee, but not further or otherwise.

IN WITNESS WHEREOF, Jeffrey J. Harms, for Trustee Management Company as Successor Trustee, has caused this instrument to be executed this 21st day of October, 2013.

Trustee Management Company

Jeffrey J. Harms

STATE OF Kansas
COUNTY OF Johnson

On this 21st day of October, 2013, before me a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Jeffrey J. Harms,** for **Trustee Management Company,** to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as his free act and deed in his capacity as Executive Vice President of Trustee Management Company, as Successor Trustee.

WITNESS my hand and Notarial Seal at office the day and year/first above written.

My Commission Expires:
11/28/16

Printed Name: Kris Lamb
Notary Public

STATE OF Kansas
COUNTY OF Johnson

The actual consideration or value of the property is $97,300.00.

KRIS LAMB
Notary Public
State of Kansas
My Appointment Expires 11/28/16

For Trustee Management Company, (Affiant)

Subscribed and sworn to me this 21st day of October, 2013.

My Commission Expires:
11/28/16

Printed Name: Kris Lamb
Notary Public

KRIS LAMB
Notary Public
State of Kansas
My Appointment Expires 11/28/16

11020TN12

True Copy Certification

I, Jourdan Steward, 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.

Jourdan Steward
Signature

State of Kansas

County of Johnson

Personally appeared before me, Stephanie Noblit a notary public for this county and state, Jourdan Steward, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Stephanie Noblit
Notary's Signature

My Commission Expires: _____
Notary' Seal (if on paper)

STEPHANIE NOBLIT
Notary Public
State of Kansas
My Commission Expires 2-26-2014