Davidson County	DEEDWARRSP
Recvd: 12/02/13 11:48	9 pgs
Fees:48.00 Taxes:92.50	
20131202-0122361	

This instrument prepared by:
Kristin Ginter, Change Of Title, Inc.
160 S. Old Springs Rd., Ste. 260
Anaheim Hills, CA 92808

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(s) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
BRECK ALAN	**BRECK ALAN**	**060-12-0100.00**
221 CAPITOL VIEW AVE.	**221 CAPITOL VIEW AVE.**	
NASHVILLE, TN 37207	**NASHVILLE, TN 37207**	

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 **WELLS FARGO BANK, N.A.** have this day bargained and sold, and do hereby transfer and convey unto the said **BRECK ALAN, A SINGLE PERSON**, the Grantees herein, their (successors), heirs and assigns, certain real estate in **DAVIDSON** County, Tennessee as follows:

ALL THAT CERTAIN PROPERTY SITUATED IN THE COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, BEING DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE WESTERLY 95 FEET OF LOT NUMBER 94 ON THE MAP OF CAPITOL VIEW SUBDIVISION, OF RECORD IN PLAT BOOK 974, PAGES 52 AND 53, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Property known as: 221 CAPITOL VIEW AVE, NASHVILLE, TN 37207.

Being the same property conveyed to **Wells Fargo Bank, N.A., formerly known as Wells Fargo Financial Mississippi 2, Inc.** by **Trustee's Deed** recorded on **May 6, 2013** in **Instrument No. 20130506-0045702**, in the Register's Office of **Davidson** County, Tennessee."

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 26th day of November, 2013 the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

WELLS FARGO BANK, N.A.

11/26/13

By: Christine Guevara

Authorized Signer

Title: _____

STATE OF _____

COUNTY OF _____

See Attached

Before me, _____ of the state and county mentioned, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be president (or other officer authorized to execute the instrument) of **WELLS FARGO BANK N.A.**, the within named bargainer, a corporation, and that such president or officer as such _____, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as _____.

Witness my hand and official seal this _____ day of _____, 20 __.

_____

Notary Public

Printed Name: _____

My Commission Expires: _____

State of CALIFORNIA

County of SANTA CLARA

On 11/26/13 before me, Kelsey Rose Camello,

a Notary Public, personally appeared Christine Guevara,

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.

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.

KELSEY ROSE CAMELLO
COMM. NO. 1976630
NOTARY PUBLIC - CALIFORNIA
COUNTY OF SANTA CLARA
COMM. EXPIRES APRIL 28, 2016

Signature Kelsey Rose Camello

(Seal)

STATE OF Texas

COUNTY OF Tarrant

The actual consideration or value whichever is greater, for this transfer is $25,000.00.

Affiant

Subscribed and Sworn to me, this the day of 29th November, 2013.

Michael Timothy Browning
My Commission Expires
10/02/2017

Notary Public

My Commission Expires: 10/02/2017

Comptroller of the Currency
Administrator of National Banks

Washington, DC 20219

July 5, 2011

Mr. James E. Hanson
Senior Vice President
Wells Fargo Bank, National Association
90 South Seventh Street
Minneapolis, MN 55479

Re: Applications to merge Wells Fargo Financial Mississippi, Inc. and Wells Fargo Financial Mississippi 2, Inc., both of Des Moines, Iowa, with and into Wells Fargo Bank, National Association, Sioux Falls, South Dakota
Application Control Numbers: 2011-ML-12-0098 and 2011-ML-12-0099

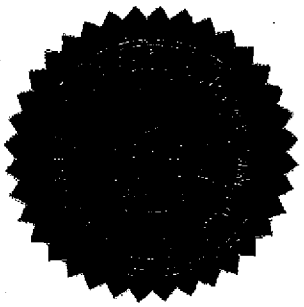
Dear Mr. Hanson:

This letter is the official certification from the Office of the Comptroller of the Currency of the merger of Wells Fargo Financial Mississippi, Inc. and Wells Fargo Financial Mississippi 2, Inc., both of Des Moines, Iowa, with and into Wells Fargo Bank, National Association, Sioux Falls, South Dakota, effective July 1, 2011.

Sincerely,

David Reilly

David Reilly
Large Bank Licensing Lead Expert



Delaware

The First State

I, JEFFREY W. BULLOCK, SECRETARY OF STATE OF THE STATE OF DELAWARE, DO HEREBY CERTIFY THE ATTACHED IS A TRUE AND CORRECT COPY OF THE CERTIFICATE OF MERGER, WHICH MERGES:

"WELLS FARGO FINANCIAL MISSISSIPPI, INC.", A DELAWARE CORPORATION,

"WELLS FARGO FINANCIAL MISSISSIPPI 2, INC.", A DELAWARE CORPORATION,

WITH AND INTO "WELLS FARGO BANK, NATIONAL ASSOCIATION" UNDER THE NAME OF "WELLS FARGO BANK, NATIONAL ASSOCIATION", A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE COUNTRY OF UNITED STATES, AS RECEIVED AND FILED IN THIS OFFICE THE THIRTIETH DAY OF JUNE, A.D. 2011, AT 8:26 O'CLOCK P.M.

AND I DO HEREBY FURTHER CERTIFY THAT THE EFFECTIVE DATE OF THE AFORESAID CERTIFICATE OF MERGER IS THE FIRST DAY OF JULY, A.D. 2011, AT 12:01 O'CLOCK A.M.

A FILED COPY OF THIS CERTIFICATE HAS BEEN FORWARDED TO THE NEW CASTLE COUNTY RECORDER OF DEEDS.



Jeffrey W Bullock, Secretary of State

5005204 8100M

110784391

AUTHENTICATION: 8878561

DATE: 07-01-11

You may verify this certificate online at corp.delaware.gov/authver.shtml

State of Delaware
Secretary of State
Division of Corporations
Delivered 08:26 PM 06/30/2011
FILED 08:26 PM 06/30/2011
SRV 110784391 - 3551910 FILE

CERTIFICATE OF MERGER

OF

WELLS FARGO FINANCIAL MISSISSIPPI, INC.

AND

WELLS FARGO FINANCIAL MISSISSIPPI 2, INC.

WITH AND INTO

WELLS FARGO BANK, NATIONAL ASSOCIATION

(UNDER SECTION 252 OF THE GENERAL CORPORATION LAW OF THE STATE OF DELAWARE)

The undersigned WELLS FARGO BANK, NATIONAL ASSOCIATION, a national banking association, does hereby certify that:

FIRST: The name and jurisdiction of organization of each of the constituent corporations of the merger is as follows:

(a) WELLS FARGO FINANCIAL MISSISSIPPI, INC., a Delaware corporation; and

(b) WELLS FARGO FINANCIAL MISSISSIPPI 2, INC., a Delaware corporation; and

(c) WELLS FARGO BANK, NATIONAL ASSOCIATION, a national banking association organized under federal laws of the United States of America.

SECOND: An Agreement and Plan of Merger (the "Merger Agreement") among the parties to the merger has been approved, adopted, certified, executed and acknowledged by each of the constituent corporations in accordance with the requirements of Section 252 of the General Corporation Law of the State of Delaware.

THIRD: Pursuant to the terms of the Merger Agreement, WELLS FARGO FINANCIAL MISSISSIPPI, INC, AND WELLS FARGO FINANCIAL MISSISSIPPI 2, INC. shall be merged with and into WELLS FARGO BANK, NATIONAL ASSOCIATION (the "Surviving Corporation").

FOURTH: The effective time of the Merger shall be 12:01 a.m. on July 1, 2011 (the "Effective Time").

FIFTH: The Articles of Association of the Surviving Corporation shall be those of WELLS FARGO BANK, NATIONAL ASSOCIATION.

SIXTH: The Surviving Corporation is a national banking association organized under the federal laws of the United States of America.

SEVENTH: The federal laws of the United States of America permit the Merger.

EIGHTH: The executed Merger Agreement is on file at 90 S. 7th Street, Minneapolis, MN 55402, an office of the Surviving Corporation.

NINTH: A copy of the Merger Agreement will be furnished by the Surviving Corporation, on request and without cost, to any stockholder of either constituent corporation.

TENTH: The Surviving Corporation hereby agrees that it may be served with process in the State of Delaware in any proceeding for the enforcement of any obligation of either constituent corporation, as well as for enforcement of any obligation of the Surviving Corporation arising form the Merger, including any suit or other proceeding to enforce the right of any stockholders as determined in any appraisal proceedings pursuant to Section 262 of the General Corporation Law of the State of Delaware, and hereby irrevocably appoints the Secretary of State of Delaware as its agent to accept service of process in any such suit or proceedings, and requests that the Secretary of State send a copy of any such process to it at its principal place of business at 101 North Phillips Street, Sioux Falls, South Dakota 57104.

IN WITNESS WHEREOF, WELLS FARGO BANK, NATIONAL ASSOCIATION has caused this Certificate of Merger to be executed on its behalf by the undersigned duly authorized officer as of June 28, 2011.

WELLS FARGO BANK,
NATIONAL ASSOCIATION

By: _____
James E. Hanson
Its: Senior Vice President

True Copy Certification

I, Yolanda Henley, 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.

Yolanda Henley Signature

State of Texas

County of Tarrant

Personally appeared before me, Lonya Haynes, a notary public for this county and state, Yolanda Henley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature Lonya Haynes

My Commission Expires: 11/3/2015

Notary' Seal (if on paper)

LONYA HAYNES
Notary Public, State of Texas
My Commission Expires
November 03, 2015