BILL GARRETT, Davidson County
Trans:T20140001687 DEEDWARRSP
Recvd: 01/08/14 14:27 3 pgs
Fees:18.00 Taxes:1068.38
20140108-0002170

THIS INSTRUMENT PREPARED BY & RETURN TO:
Johnson & Freedman, LLC
1587 N.E. Expressway
Atlanta, GA 30329

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on 18 day of November, 2013,* by and between **Wells Fargo Bank, National Association, as Trustee for the Certificateholders of SARM 2005-15** as party of the first part, located at 350 Highland Dr. Lewisville, TX 75067 and **WASI A. ASHARI and FAWZIA ASHARI,** party of the second part located at 5417 BARTON VALE DRIVE., NASHVILLE, TN 37211.

WITNESSETH: That for and in consideration of $ 288,750.00 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 real estate, situated and being in the County of DAVIDSON, State of Tennessee:

Land in Davidson County, Tennessee, being Lot No. 148 on the Plan of Section Two, Wexford Downs of record in Book 9700, Pages 593 and 594 Register's Office for said County to which plan reference is hereby made for a more complete description thereof.

Property: 1216 WEXFORD DOWNS LANE NASHVILLE TN 37211
Parcel ID No.: 172 14 0A 100.00

The Last recorded Deed was filed of record at Instrument No. 20130129-0009116 in the Register's Office of DAVIDSON County, TN.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or 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 is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons claiming by, through, or under it, but not further or otherwise.

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 their proper gender and number according to the context hereof.

*The effective date of this conveyance is December 20, 2013.

IN WITNESS WHEREOF, THE undersigned **Wells Fargo Bank, National Association, as Trustee for the Certificateholders of SARM 2005-15**, has caused this instrument to be executed by its duly authorized officer and agent the day and year first above written.

Wells Fargo Bank, National Association, as Trustee for the Certificateholders of SARM 2005-15

By: Nationstar Mortgage, LLC as attorney in fact **

BY: Carmen Johnson

TITLE: Asst. Secretary

STATE OF Texas
COUNTY OF Denton

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Carmen Johnson, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Asst. Secretary of Nationstar Mortgage, LLC, the within named bargainor, and as such officer being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer.

WITNESS my hand and Notarial Seal at office this 18 day of November 2013

Amanda C

Notary Public
My Commission Expires: 4/13/16

AMANDA CEFALU
Notary Public, State of Texas
My Commission Expires
April 13, 2016

**Executed pursuant to the POA recorded in Instrument No. 13130313 in the Register of Deeds office, Shelby County, TN.

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Property: 1216 WEXFORD DOWNS LANE NASHVILLE TN 37211
Parcel ID No.: 172 14 0A 100.00
File Number: RDC2013103864TN1

Mail Tax Notices To and Property Owner:
WASI A. ASHARI and FAWZIA ASHARI
5417 Barton Vale Drive
Nashville, TN 37211

I, or we, 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 $288,750.00 which amount is equal to 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 18th

HEATHER A. KNUTH NOTARY PUBLIC COBB COUNTY, GEORGIA

Notary Public

My Commission Expires: Notary Public, Cobb County, Georgia My Commission Expires February 9, 2017