BILL GARRETT, Davidson County
Trans: T20140020624 DEEDWARRSP
Recvd: 03/27/14 14:00 3 pgs
Fees: 18.00 Taxes: 425.50

20140327-0025402

THIS INSTRUMENT WAS PREPARED BY
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road Suite 100
Independence, OH 44131
Phone: 216-520-0050
RT12748

State of TN
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is $115,000.00

Affiant

Subscribed and sworn to before me, this 21 day of March, 2014

Notary Public

My Commission Expires: 7-24-2014

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Map/Parcel Number(s) 13606013600/

Address of New Property Owner(s):	Send Tax Bills To:
Lynn Owens 308 Clearlake Drive West Nashville, TN 37217	Lynn Owens 4040 Lancashire Drive Antioch TN 37013

SPECIAL WARRANTY DEED

For and in consideration of the sum of ten dollars, cash in hand paid, and other good and valuable considerations, the receipt of all which is hereby acknowledged, by the grantor, **U.S. Bank National Association, on behalf of Mortgage Equity Conversion Asset Trust 2011-1** said grantor does hereby bargain, sell, transfer and convey unto **Lynn Owens**, single, and their heirs or assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in **Davidson**, State of Tennessee, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

This conveyance is subject to: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

Commonly known as: 308 Clearlake Drive West, Nashville, TN 37217
Unimproved ☐ Improved ☐

To have and to hold said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee **Lynn Owens**, and his/her/their assigns, forever.

Said **U.S. Bank National Association, on behalf of Mortgage Equity Conversion Asset Trust 2011-1**, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said **U.S. Bank National Association, on behalf of Mortgage Equity Conversion Asset Trust 2011-1**, has executed this deed this 17 day of Jan, 20 14.

U.S. Bank National Association, on behalf of Mortgage Equity Conversion Asset Trust 2011-1

By: _____

Randall Reynolds, Assistant Vice President

Name:

REO Management Solutions, LLC

Title:

STATE OF TEXAS

COUNTY OF HARRIS

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Randall Reynolds, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the AVP of REO Management Solutions, LLC, the Attorney-in-Fact of said **U.S. Bank National Association, on behalf of Mortgage Equity Conversion Asset Trust 2011-1**, the within named bargainer, and that he/she, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Book _____, Page _____, or in Instrument Number 20140327-0025401 of record in Registers Office for **Davidson** County, Tennessee.

Witness my hand and Notarial Seal this 17 day of Jan, 20 14.

Karen Maples
Notary Public

KAREN MAPLES
Notary Public, State of Texas
My Commission Expires
May 01, 2017

My Commission expires: _____

RETURN TO:
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road, Suite 100
Independence, OH 44131
Phone: (216)520-0050
Fax: (216)520-1431
http://resourcetitle.wordpress.com

RT12748
Property: 308 Clearlake Drive West, Nashville, TN 37217

EXHIBIT "A"

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 450 on the Plan of Priest Lake Park, Section Seven-A, Priest Lake Park, of record in Book 5200, Pages 107, 108 and 109, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to U.S. Bank National Association, on behalf of Mortgage Equity Conversion Asset Trust 2011-1 by Trustee's Deed from Wilson & Associates, PLLC, Successor Trustee, dated November 8, 2013 and recorded November 13, 2013 in Instrument No. 20131113-0117462, Register's Office for Davidson County, Tennessee.