BILL GARRETT, Davidson County
Trans:T20140060793 DEEDWARR
Recvd: 08/18/14 13:14 4 pgs
Fees:23.00 Taxes:355.94



20140818-0074626

Prepared By and Return to:
LandCastle Title, LLC
3343 Aspen Grove Drive, Suite 240
Franklin, TN 37067-2908
File Number: NSQ-140700293A
615-503-9901

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: Said Mohammed	SEND TAX BILL TO: Said Mohammed	MAP/PARCEL NUMBERS: 164 00 0 018.00
(Name) 2326 Una Antioch Pk	(Name) 2326 Una Antioch Pk	
(Address) Antioch TN 37013	(Address) Antioch. TN 37013	
(City) (State) (Zip)	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2004-BC2, Grantor, has this day bargained and sold, and does hereby transfer and convey unto Said Mohammed, the Grantees herein, their successors, heirs and assigns, that certain

X improved unimproved real estate located at 5756 Mount View Road, Antioch, TN, 37013, in Davidson County, Tennessee, described in Exhibit A attached hereto.

TO HAVE AND TO HOLD said real estate, with the appurtenances, 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 in Exhibit B attached hereto.

We further covenant and bind ourselves, our successors 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 Grantor, by no others.

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.

(Continuation of Special Warranty Deed)

Witness our hand as of the Vice President, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers as of said day and date.

The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2004-BC2 by Residential Credit Solutions, Inc. as Attorney in Fact

By: [signature]

Name: Annette Hamilton

Its: Vice President

State of TEXAS
County of TARRANT

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid Annette Hamilton who acknowledged to me that he/she is Vice President (Title of person signing) of Residential Credit Solutions, Inc. (Name of Company), the attorney-in-fact for The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2004-BC2, and that in its capacity as attorney-in-fact for The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2004-BC2 she/he executed, signed and delivered the above and foregoing instrument after having been authorized by The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2004-BC2 and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 5 day of August, 2014.

MARIAH PEREZ
Notary Public
STATE OF TEXAS
My Comm. Exp. Nov. 19, 2016

[signature]
Notary Public
My Commission Expires: 11/19/16

State of TEXAS
County of Tarrant

The actual consideration or value, whichever is greater, for this transfer is $[illegible].

[signature]
Affiant

Subscribed and sworn to before me this 8/5/14.

MARIAH PEREZ
Notary Public
STATE OF TEXAS
My Comm. Exp. Nov. 19, 2016

[signature]
Notary Public
My Commission Expires: 11/19/16

TN_REO_SpecialWarrantyDeed(rev).sdw
JMP / DS LD 11/03/2010 rev

NSQ-1407002934
07/30/14 @ 05:03 PM

EXHIBIT "A"

Land in the 2nd Civil District of Davidson County, Tennessee, being part of Tract No. 6, Division of the Rucker Farm, as of record in Plan Book 1424, page 138, Register's Office, Davidson County, Tennessee, and more particularly described as follows:

Beginning at a point in the center line of Mt. View Road at a railroad spike; thence along the center line of Mt. View Road, North 15 deg. 45 min. East, a distance of 166.5 feet to a railroad spike; thence still along the center line of Mt. View Road, North 10 deg. East, a distance of 43.5 feet to a point; thence South 84 deg. 40 min. East, a distance of 1149 feet to an iron pin; thence South 2 deg. 30 min. West, a distance of 167 feet to an iron pin; thence North 86 deg. 30 min. West, a distance of 1191.5 feet to the point of beginning; said tract containing 5.00 acres, more or less.

Being the same property conveyed to The Bank of New York Mellon fka The Bank of New York as Trustee for the Benefit of the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2004-BC2, by Substitute Trustee's Deed recorded 5/28/14, Instrument No. 20140528-0045763, in the Register's Office for Davidson County, Tennessee.

RE: 5756 Mount View Road, Antioch, TN 37013

SPECIAL WARRANTY DEED

EXHIBIT "B"

"Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise."

The following reservations from and exception to this conveyance and the warranty of title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for te current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

RE: 5756 Mount View Road, Antioch, TN 37013