State of Pennsylvania
County of Allegheny

I, or we, hereby 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 $52,000.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Bank of America, N.A. attorney in fact for Everbank
9-4-14
Affiant Brandon Lee Rhoades, Assistant Vice President

Subscribed and Sworn to before me this 04 day of September, 2014.

Notary Public
My Commission Expires: (Affix Seal)
June 27, 2016

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Christopher J Kopp, Notary Public
South Fayette Township, Allegheny County
My Commission Expires June 27, 2016

BILL GARRETT, Davidson County
Trans: T20140072880 DEEDWARRSP
Recvd: 09/29/14 11:45 6 pgs
Fees: 33.00 Taxes: 192.40
20140929-0089414

SPECIAL WARRANTY DEED

INSTRUMENT PREPARED BY:
Rubin Lublin TN, PLLC
119 South Main Street, Suite 500
Memphis, Tennessee 38103

AND RETURN TO:
Rubin Lublin, LLC
Attn: Closing Department
3740 Davinci Court, Suite 150
Peachtree Corners, GA 30092

Name and Address of New Owner:	Improved Property Known as:	Send Tax Bills to:
Wanda J. Williams 1804 Brookvalley Place Mount Juliet, TN 37122	1402 Mohawk Trail Madison, TN 37115	Wanda J. Williams 1804 Brookvalley Place Mount Juliet, TN 37122

MAP PARCEL NO.: 053-14-0-034.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR,

EVERBANK

Whose Address is C/O Bank of America, N.A., 150 Allegeny Center Mall, Pittsburgh, PA 15212

SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO

WANDA J. WILLIAMS, A SINGLE WOMAN

AND THEIR HEIRS OR ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

THIS CONVEYANCE IS SUBJECT TO: 1) 2014 taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All matters appearing on the plat of record, if any; 5) All applicable government and zoning regulations.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee(s) and his/her/their assigns, forever.

Said, Everbank, 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 undersigned has executed this the 4th day of September, 2014.

Everbank

By: Bank of America,N.A., as attorney in fact

By: [signature] 9-4-14 of Bank of America, N.A., as attorney in fact
Printed Name Brandon Lee Rhoades
Title: Assistant Vice President

STATE of Pennsylvania

COUNTY of Allegheny

On this 04 day of September, 2014, before me personally appeared Brandon Lee Rhoades to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the forgoing instrument as Attorney-in-Fact in behalf of Grantor and acknowledged that (he)/she executed the same as the free act and deed of the said Grantor.

WITNESS my hand, at office, this 04 day of September, 2014.

(seal)

[signature]
Christopher J Kopp
(Type or print name below signature)

Notary Public, State of Pennsylvania

Commission No.: 1220449

My Commission Expires: June 27, 2016

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Christopher J Kopp, Notary Public
South Fayette Township, Allegheny County
My Commission Expires June 27, 2016

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 13 ON THE PLAN OF NAWAKA HILLS, POWWOW ADDITION, SECTION 1, OF RECORD IN PLAT BOOK 843, PAGE 79, SAID REGISTER'S OFFICE TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO EVERBANK BY SUBSTITUTE TRUSTEE'S DEED, DATED JULY 18, 2014 AND RECORDED IN INTRUMENT NO. 20140819-0074959, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

16685831

Recording Requested By and
When Recorded Mail To:

Jessica Wadekamper
Bank of America, N.A.
2505 W. Chandler Blvd
Chandler, AZ 85224

Exhibit "B"

SPACE ABOVE LINE IS FOR RECORDER'S USE

LIMITED POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that the undersigned entity, EverBank, a federally chartered savings association ("Investor") having its place of business at 301 West Bay Street, Jacksonville, FL 32202 hereby constitutes and appoints Bank of America, N.A. ("Servicer") having its place of business at 2505 W. Chandler Blvd, Chandler, Arizona 85224, as its true and lawful attorney-in-fact, in its name, place and stead, and for its benefit, in connection with certain real estate mortgage loans owned by Investor, or for which Investor is acting as Trustee or on behalf of various certificate holders, in connection with such mortgage loans serviced by Servicer for the purpose of performing such acts and executing such documents in the name of the Investor, necessary and appropriate to effectuate the following enumerated transactions in respect of any of the Mortgages, Deeds of Trust, and Security Deeds (the "Security Instrument"), and promissory notes secured thereby (the "Mortgage Notes") (whether the undersigned is named therein as mortgagee or beneficiary or has become mortgagee by virtue of endorsement of the Mortgage Note secured by any such Security Instrument) and for which Servicer is servicing the Mortgage Notes and Security Instrument.

Servicer has the power to delegate the authority given to it hereunder for purposes of performing its duties by executing additional POAs in favor of its attorneys-in-fact as are necessary for such purpose. The Servicer's attorneys-in-fact shall have no greater authority than that held by the Servicer. This Appointment shall apply to the following:

1. The conveyance of properties to the mortgage insurer, or the closing of the title to the property to be acquired as real estate owned, or conveyance of title to real estate owned.

2. The satisfaction or release of a Security Instrument or conveyance upon payment and discharge of all sums secured thereby, including cancellation of the related Mortgage Note.

3. The assignment of any Security Instrument and the related Mortgage Note, in connection with the repurchase or sale of the mortgage loan secured and evidenced thereby.

4. The full assignment of a Security Instrument upon payment and discharge of all sums secured thereby in conjunction with the refinancing thereof, including, without limitation, the assignment of the related Mortgage Note.

5 With respect to a Security Instrument, the foreclosure, the bankruptcy, the taking of a deed-in-lieu of foreclosure, or the completion of judicial or non-judicial foreclosure, including, without limitation, any and all of the following acts:

a. the substitution of trustee(s) serving under a Deed of Trust, in accordance with state law and the Deed of Trust;

b. the preparation and issuance of statements of breach or non-performance;

c. the preparation and filing of notices of default and/or notices of sale;

d. the cancellation/rescission of notices of default and/or notices of sale; the taking of deeds-in-lieu of foreclosure;

e. to execute all documents regarding foreclosure, bankruptcy, loss mitigation and all default-related items

f. the preparation and execution of such other documents and performance of such other actions as may be necessary under the terms of the Security Instrument or applicable law to complete said transactions in paragraphs 10.a through 10.e above.

6. With respect to the sale of property acquired through a foreclosure or deed-in-lieu of foreclosure, including without limitation, the execution of:

a. listing agreements and purchase and sale agreements;

b. grant/special or limited warranty/quit claim deeds or other non-warranty deed causing the transfer of title of the property to a party contracted to purchase same;

c. escrow instructions; and

d. any and all documents necessary to effect the transfer of property.

The Investor gives Servicer full power and authority to execute such instruments and to do and perform all and every act and thing necessary and proper to carry into effect the power or powers granted by or under this Limited Power of Attorney as fully as the Investor might or could do.

This Limited Power of Attorney is entered into and shall be governed by the laws of the Florida. Third parties without actual notice may rely upon the exercise of the power granted under this Limited Power of Attorney; and may be satisfied that this Limited Power of Attorney shall continue in full force and effect and has not been revoked unless an instrument of revocation has been made in writing.

All actions heretofore taken by said Servicer, which the Servicer could properly have taken pursuant to this Power of Attorney, be and hereby are, ratified and affirmed.

IN WITNESS WHEREOF, the undersigned has executed this Limited Power of Attorney as of this 12 day of May, 2014.

EverBank

By:_____

Name and Title: Carolyn S. Cragg, Senior Vice President

CORPORATE ACKNOWLEDGMENT

State of Florida)

)ss.

County of Duval)

On this 12 day of May, 2014 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Carolyn S. Cragg, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as a officer of EverBank, and acknowledged to me that such entity executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

Witness my hand and official seal.

By: _____
Notary Public

Wendy Helton

Notary Public State of Florida
Wendy Helton
My Commission EE 174290
Expires 02/28/2016