Davidson County DEEDWARRSP
Recvd: 10/27/14 12:22 5 pgs
Fees:28.00 Taxes:291.38
20141027-0098761

This Instrument Prepared By:
Lance Schneider
Curphey & Badger P.A.
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

New Owner(S) Address & Mail Tax Statements To:
Nozimbek Avazov
3205 Grace Crest Point
Nashville, TN 37217

Tax ID: 05102002801

SPECIAL WARRANTY DEED

This instrument made and entered into on this the 1 day of October, 2014, by and between U.S. BANK, NATIONAL ASSOCIATION, As Successor Trustee To Bank Of America, N.A., As Successor By Merger To LaSalle Bank, N.A., As Trustee For The Holders Of The MLMI Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-HE2, Grantor, and NOZIMBEK AVAZOV, whose address is 3205 Grace Crest Point, Nashville, TN 37217, Grantee.

That for and in consideration of the sum of SEVENTY EIGHT THOUSAND SEVEN HUNDRED FIFTY and 00/100 ($78,750.00) DOLLARS and other good and valuable considerations, cash in hand paid, receipt of which is hereby acknowledged, the Grantor has this day bargained and sold, and by these presents, does hereby sell, transfer and convey unto the said Grantee, Grantee's successors and assigns, the following described real estate:

SEE COMPLETE LEGAL ATTACHED TO EXHIBIT "A"

Property Address: 403 Port Dr., Madison, TN 37115

Prior Deed Recorded 04/29/2014, in Instrument No 20140429-0035788, Davidson County Clerk's Office.

Seller to convey the title by special warranty deed without any other covenants of the title or the equivalent for the state the property is located. Seller makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the property.

To have and to hold unto the said Grantee, Grantee's successors and assigns, in fee simple forever.

And the said Grantor covenants with the Grantee, Grantee's successors and assigns, that Grantor is lawfully seized and possessed of the premises above conveyed, and has a good and lawful right to sell and convey the same; that said premises is free from all encumbrance, and that the Grantor, will forever specially warrant and defend said premises and the title thereto against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, this Grantor has hereunto set a hand and seal on this the date first above written.

U.S. BANK, NATIONAL ASSOCIATION, As Successor Trustee To Bank Of America, N.A., As Successor By Merger To LaSalle Bank, N.A., As Trustee For The Holders Of The MLMI Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-HE2

By:_____
Nationstar Mortgage, LLC as attorney in fact
Title: Jerry Mills

STATE OF Co :
COUNTY OF Douglas

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, By: Jerry Mills Title: Asst. Secretary of Nationstar Mortgage, LLC, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 1 day of October, 2014.

Notary Public
My Commission expires:

LISA ANN HETTINGER
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID #20134055571
MY COMMISSION EXPIRES AUGUST 28, 2017

I or We, hereby swear or affirm that the actual consideration for this transfer, or value of the property or interest in property transferred, whichever is greater, is $78,750.00, which amount is equal to or greater than the amount which the property or interest in property transferred would command at a fair and voluntary sale.

U.S. BANK, NATIONAL ASSOCIATION, As Successor Trustee To Bank Of America, N.A., As Successor By Merger To LaSalle Bank, N.A., As Trustee For The Holders Of The MLMI Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-HE2

By: _____
Nationstar Mortgage, LLC as attorney in fact

Title: Terry Mills Asst. Secretary

Subscribed and sworn to before me this the 1 day of October, 2014.

LISA ANN HETTINGER
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID #20134055571
MY COMMISSION EXPIRES AUGUST 28, 2017

Notary Public
My Commission Expires:

LISA ANN HETTINGER
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID #20134055571
MY COMMISSION EXPIRES AUGUST 28, 2017

Name and Address of Property Owner:
Nozimbek Avazov
3205 Grace Crest Point
Nashville, TN 37217

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
Nozimbek Avazov
3205 Grace Crest Point
Nashville, TN 37217

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

LEGAL DESCRIPTION

Land in the 11th, formerly the 19th Civil District of said County and State being in the W esterly part of Tract No. 9 an the unrecorded plan of the Gammel property, as shown on survey made by Turner Engineering Company, Inc., July 14, 1961, being Tract No. 9 on the unrecorded Map showing survey of Tract No. 11 and the revision of Tracts Nos 9 and 10 of the Gammel property, as shown on survey made by Z. J. W ilkinson, Surveyor, July 29, 1963, described as follows:

Beginning on the easterly margin of Port Drive at point South 23 degrees 05' West 100 foot from the Southerly line of the Plan of Sherry Heights, Section 3, as of record in Book 2331, Pages 126 and 127, Register's Office for said County, being the corner of Tracts Nos 9 and 10: thence with said Drive, South 23 degrees 05' West 100 feet to the Northwest corner of the property conveyed to Richard Morris Wayman and wife, by deed from Zeke C. Gammel and wife, of record in Book 3369, Page 435, said Register's Office; thence with the northerly line of said Wayman property, South 66 degrees 55' East 245 feet; thence Northwardly 102.73 feet to the Southerly line of said Tract No. 10; thence with said line Westwardly 222.7 feet to the beginning.

True Copy Certification

I, Jen Manning, 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.

Signature

State of TX

County of Collin

Personally appeared before me, ~~[Name of Notary]~~ Tamara Williams, a notary public for this county and state, ~~[name of person making certification]~~ Jen Manning who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

TAMARA J WILLIAMS
My Commission Expires
May 18, 2018

Tamara J Williams
Notary's Signature

My Commission Expires: 5/18/2018
Notary' Seal (if on paper)