Davidson County DEEDWARRSP
Recvd: 11/13/14 11:29 5 pgs
Fees:28.00 Taxes:135.05
20141113-0104771

SPECIAL WARRANTY DEED

MAIL RECORDED DEED TO:

DAMARY MARTINEZ
TIMIOS, INC.
5716 CORSA AVENUE, #102
WESTLAKE VILLAGE, CA 91362
R1025338

OWNER (SEND TAX BILLS TO):

RICHARD ESCUE
9919 Conference STE 4-220
Goodlettsville, TN. 37072

FOR AND IN CONSIDERATION OF THE SUM OF THIRTY-SIX THOUSAND FIVE HUNDRED AND 00/100 Dollars ($36,500.00) cash in hand paid and other good and valuable consideration, the receipt 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 2005-17 WHO ACQUIRED TITLE AS THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A., AS TRUSTEE FOR CWABS ASSET-BACKED CERTIFICATES TRUST 2005-17 (herein, "Grantor"), whose address is 7360 S Kyrene Road, Tempe, AZ 85283, hereby sells, transfers and conveys to RICHARD ESCUE (herein, "Grantee"), whose address is 9919 Conference Goodlettsville, TN. 37072, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 2311 Mattie Street, Nashville, TN 37218

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against any persons whomsoever lawfully claiming or to claim the same or any part thereof by and through Grantor.

PIN NO: 07009006100

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

The Grantee(s), or purchaser(s), of the Property cannot re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed.

WITNESS my hand and seal this 4 day of November, 2014.

GRANTOR:

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 2005-17 WHO ACQUIRED TITLE AS THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A., AS TRUSTEE FOR CWABS ASSET-BACKED CERTIFICATES TRUST 2005-17 BY SINGLE SOURCE SOLUTIONS AS ATTORNEY IN FACT

By: Bradley S Johnson
Printed Name: Bradley S Johnson
Title: AVP

STATE OF ARIZONA
COUNTY OF MARICOPA

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Bradley S Johnson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the AVP of SINGLE SOURCE SOLUTIONS 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 2005-17 WHO ACQUIRED TITLE AS THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A., AS TRUSTEE FOR CWABS ASSET-BACKED CERTIFICATES TRUST 2005-17, and that the foregoing instrument was executed on behalf of said corporation pursuant to due authority for the purposes therein contained.

Witness my hand and official seal this 4 day of November, 2014.

[Affix Notary Seal]

DAVID J. HOOVER
Notary Public - State of Arizona
MARICOPA COUNTY
My Commission Expires June 19, 2018

SIGNATURE OF NOTARY PUBLIC
My commission expires: 6/19/18

Loan # 82282510

Property street address: 2311 Mattie Street, Nashville, TN 37218

EXHIBIT A

[Legal Description]

THE PROPERTY ABOVE MENTIONED AND NOW FURTHER DESCRIBED AS BEING IN NASHVILLE, COUNTY OF DAVIDSON, STATE OF TENNESSEE, TO-WIT:

BEING LOT NO. 1 ON THE PLAN OF JOHN MCMILLAN SUBDIVISION OF RECORD IN PLAT BOOK 6200, PAGE 589, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, as Instrument No. 20140306-0019017 on March 6, 2014.

PIN NO: 07009006100

STREET ADDRESS:

2311 Mattie Street, Nashville, TN 37218

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $36,500.00, the county assessed market value.

Roselyn Pauley – Affiant

STATE OF CALIFORNIA
COUNTY OF Los Angeles

Subscribed and sworn before me this 12th day of November 2014.

Notary Public

My commission expires:
12/26/2017

ASHLEY N. COWAN
COMM. #2053396
NOTARY PUBLIC – CALIFORNIA
VENTURA COUNTY
My Commission Exp. Dec. 26, 2017

True Copy Certification [TN]

I, **ASHLEY COWAN**, 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.

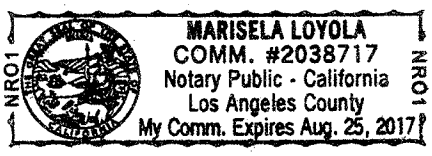
ANC

Signature

State of California

County of Los Angeles

Personally appeared before me, **MARISELA LOYOLA**, a notary public for this county and state, **ASHLEY COWAN**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary's Signature

My Commission Expires: 08/25/2017

Notary' Seal (if on paper)