SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $54,600.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th DAY OF NOVEMBER, 2014.

Notary Public

MY COMMISSION EXPIRES: 10/18/2016 (AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

J-GM-14-142

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
G and M Properties, LLC	NEW OWNER	
(NAME) 2012 21st Avenue South	(NAME)	34-13-105.00
(ADDRESS) Nashville, TN 37212	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I/we **WELLS FARGO BANK, N.A., AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSETBACKED CERTIFICATES, SERIES 2005-HE1**, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto **G AND M PROPERTIES, LLC**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 15, BLOCK B, MAP OF EAST LAWN, as shown on plat of record in Plat Book 547, Pages 153 and 154, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Wells Fargo Bank, N.A., as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Assetbacked Certificates, Series 2005-HE1 by Substitute Trustee's Deed from Rubin Lublin TN, PLLC, Substitute Trustee, recorded on the 6th day of August, 2014 in Instrument No. 20140806-0070643, in the Register's Office of Davidson County, Tennessee.

This conveyance is subject to:

- County of Davidson taxes for the year 2015 and thereafter, not yet due and payable.
- Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of MAP OF EAST LAWN, as recorded in Plat Book 547, Page(s) 153 and 154, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).
- Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).
- Any and all existing easements and restrictions as shown of record not stated herein

This is **improved** property known as: **142 Welworth Street, Madison, Tennessee 37115**.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out. Grantor hereby covenants with Grantee that Grantor will forever defend Grantee against claims of all persons claiming by, through or under Grantor. No other covenants or warranties express or implied are given by this SPECIAL WARRANTY DEED. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20140089216 DEEDWARRSP
Recvd: 11/26/14 11:28 2 pgs
Fees:13.00 Taxes:202.02
20141126-0109189

Witness my/our hand(s) this the 12 DAY OF NOVEMBER, 2014.

Wells Fargo Bank, N.A., as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Assetbacked Certificates, Series 2005-HE1

BY: Gloria A. DeAgrosa-Price

ITS: Assistant Secretary

of Nationstar Mortgage LLC as Attorney In Fact under Power of Attorney recorded in Instrument No. 20130926-0100954 of Register's Office in Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON CO DOUGLAS

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GLORIA DEAGROSA PRICE of Nationstar Mortgage LLC , to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of WELLS FARGO BANK, N.A., AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSETBACKED CERTIFICATES, SERIES 2005-HE1, and who acknowledged he/she/they executed the same as the free act and deed of the said WELLS FARGO BANK, N.A., AS TRUSTEE FOR MERRILL LYNCH MORTGAGE INVESTORS TRUST, MORTGAGE LOAN ASSETBACKED CERTIFICATES, SERIES 2005-HE1.

Witness my hand and official seal, this the 13th of November, 2014.

Notary Public
My Commission Expires: 6-5-18
(SEAL)

KAREN KARGOLL
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20144022855
MY COMMISSION EXPIRES JUNE 5, 2018

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212