Davidson County DEEDWARRSP
Recvd: 12/12/14 09:40 4 pgs
Fees:23.00 Taxes:307.10
20141212-0113807

CE1410-TN-2133464

SPECIAL WARRANTY DEED

STATE OF FLORIDA
COUNTY OF PALM BEACH
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $83,000.00

Moraima Medina
Contract Management Coord

Moraima Medina
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 25 DAY OF November 2014

Personally Known To Me
OR
Mei-Ling Mitchell

Mei-Ling Mitchell
Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

Notary Public State of Florida
Mei-Ling Mitchell
My Commission FF 073851
Expires 12/02/2017

THIS INSTRUMENT WAS PREPARED BY: Premium Title Services, Inc.
1000 Abernathy Road NE, Building 400, Suite 200, Atlanta, GA 30328

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Andrew Dicker 251 Wilowen Dr Nashville, TN 37210	Andrew Dicker 251 Wilowen Dr Nashville, TN 37210	07115023500

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by the Grantor, U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS1, (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Andrew Dicker A Married Person ,** whose address is shown above (herein referred to as "Grantee"), its heirs, successors and/or assigns, forever, the following described tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit:

Please see attached Exhibit "A"

THIS CONVEYANCE IS SUBJECT TO: Current years taxes which have been prorated and assumed by the Grantee (s); All restrictions of record; All easements of record; All visible easements; All matters appearing on the plan of record; All applicable government and zoning regulations.

This improved property known as: 1400 Lischey Ave, Nashville, TN 37207

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto said Grantee **Andrew Dicker A Married Person** , his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS1** COVENANTS with the said Grantee and binds themselves, his/her/their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee **Andrew Dicker A Married Person** , his/her/their heirs and assigns, against the claims of all persons claiming, or to claim the same any part thereof, by, through or under the said Grantor, but against none other.

IN WITNESS WHEREOF the said **U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS1,**has executed this deed this the 25 day of November, 2014.

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-KS1

Moraima Medina

By: Ocwen Loan Servicing, LLC, as its Attorney In Fact

Moraima Medina Contract Management Coordinator

STATE OF FLORIDA

COUNTY OF PALM BEACH

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared before me **Moraima Medina** as Contract Management Coordinator, for Ocwen Loan Servicing, LLC, as attorney in fact of said **U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-KS1.** Personally Known To Me fvm

Witness my hand and Notarial Seal this 25 day of November, 2014.

Mei-Ling Mitchell

Notary Public **Mei-Ling Mitchell**

12/2/17

My Commission expires:

Notary Public State of Florida
Mei-Ling Mitchell
My Commission FF 073851
Expires 12/02/2017

POA recorded simultaneously herewith.

20141212-0113806

RETURN TO:
Andrew Dicker
251 Wilowen Dr
Nashville, TN 37210

EXHIBIT "A"

ALL THAT CERTAIN, PROPERTY SITUATED IN THE COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, BEING DESCRIBED AS FOLLOWS LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOTS 43 AND 44 ON THE PLAN OF THE HIGHLAND LAND CO'S SUBDIVISION, OF RECORD IN BOOK 421, PAGE 14, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE TO WHICH PLAN REFERENCE IS HERE MADE. SAID LOT NO 43 AND 44 FROM A SINGLE CORNER LOT, FRONT TOGETHER 50 FEET ON THE WESTERLY MARGIN OF LISCHEY AVENUE AND 193.4 FEET ON THE NORTHERLY MARGIN OF MARIE STREET AND EXTENDING BACK 194.7 FEET ON THE NORTHERLY LINE AND 50 FEET ON THE WESTERLY LINE A 15 FOOT ALLEY TO A POINT OF INTERSECTION.

Being Property Conveyed by Warranty Deed from Larry Britten and Sandra Britten, husband and wife to U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2006-KS1, recorded October 7, 2014, in Instrument No. 20141007-0093065, Davidson County, Tennessee.

I, Lori Lancaster 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 Georgia

County of Fulton

Personally appeared before me, Richard Davidson a notary public for this county and state, Lori Lancaster 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: 2/9/18

Notary's Seal (if on paper)

RICHARD S DAVIDSON NOTARY PUBLIC GWINNETT COUNTY, GA

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).

(4) No county register shall be required to accept a document transmitted electronically.