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

Davidson County DEEDWARRSP
Recvd: 04/15/15 09:50 7 pgs
Fees:38.00 Taxes:524.48
20150415-0033147

After Recording Return To:
Title 365
Advantage Title, Inc./Title365
850 Trafalgar Court, Suite 105
Maitland, FL 32751

New Owner(S) Address & Mail Tax Statements To:
P&C Investments Inc.
6929 Highland Park Dr.
Nashville, TN 37205

Tax ID: 09205028700
Order #: TN1-1500007

SPECIAL WARRANTY DEED

This instrument made and entered into on this the 24th day of March, 2015, by and between **THE BANK OF NEW YORK MELLON f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2006-FA6**, Grantor, and **P&C INVESTMENTS INC.**, whose address is 6929 Highland Park Dr. Nashville, TN 37205, Grantee.

That for and in consideration of the sum of $141,750.00 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: 813 32nd Ave. North, Nashville, TN 37209

Prior Deed Recorded 01/12/2015 in Instrument No.: 20150112-0002981 , Davidson county recorder'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 Grantors 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.

THE BANK OF NEW YORK MELLON
f/k/a The Bank of New York, as Trustee for the holders of the Certificates,
First Horizon Mortgage Pass-Through Certificates Series FHAMS 2006-FA6
BY NATIONSTAR MORTGAGE LLC
As Attorney In Fact

By: _____
Assistant Secretary

STATE OF TEXAS

COUNTY OF Denton

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, Surinder Cnm, Assistant Secretary for NATIONSTAR MORTGAGE, LLC, as Attorney in Fact for THE BANK OF NEW YORK MELLON f/k/a The Bank of New York, as Trustee for the holders of the Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2006-FA6 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 Special Warranty Deed for the purposes therein contained.

Witness my hand and official seal this the 24 day of March, 2015.

_____
Notary Public
My Commission expires: 11.5.18

PATRICIA MCCUTCHEN
Notary Public, State of Texas
My Commission Expires
November 05, 2018

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 $141,750.00 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.

THE BANK OF NEW YORK MELLON
f/k/a The Bank of New York, as Trustee for the holders of the Certificates,
First Horizon Mortgage Pass-Through Certificates
Series FHAMS 2006-FA6
BY NATIONSTAR MORTGAGE LLC
As Attorney In Fact

By: _____
Assistant Secretary

NATIONSTAR MORTGAGE LLC LIMITED LIABILITY COMPANY SEAL 2001

Subscribed and sworn to before me this the 24 day of March, 2015.

_____
Notary Public
My Commission Expires: 11.5.18

PATRICIA MCCUTCHEN
Notary Public, State of Texas
My Commission Expires
November 05, 2018

Name and Address of Property Owner:
P&C Investments Inc.
6929 Highland Park Dr.
Nashville, TN 37205

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
P&C Investments Inc.
6929 Highland Park Dr.
Nashville, TN 37205

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"

THE LAND HEREINAFTER REFERRED TO IS SITUATED IN THE CITY OF NASHVILLE, COUNTY OF DAVIDSON, STATE OF TN, AND IS DESCRIBED AS FOLLOWS:

BEING LOTS 3 AND 4, BLOCK 2, ON THE PLAN OF FISK UNIVERSITY PLACE OF RECORD IN PLAT BOOK 421, PAGES 4-5, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Assistant Secretary's Certificate

I, Karen L. Robb, the duly elected, qualified and acting Assistant Secretary of Nationstar Mortgage LLC, a limited liability company duly organized and existing under the laws of the State of Delaware (the "Company"), hereby certify that I have access to the records and minutes of the proceedings of the Board of Managers of the Company, that pursuant to resolutions of the Board of Managers of the Company, each of the individuals on the attached Exhibit A has been duly delegated to the position set opposite his or her name with authority to execute the types of documents set forth beside his or her name, effective as of the dates set forth, and that such appointments have not in any way been rescinded, modified or revoked.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the Company on January 21, 2015.

Karen L. Robb, Assistant Secretary



Stacy Koob	Vice President	n/a	Lien Releases, Endorsements, Affidavits, Allonges, Assignments, MERS Documents, Affidavits, Transfer Documents, Partial Lien Releases, Subordinations, Instruments of Conveyance, GNMA Documents, & any other similar {Document}	06/30/14
Stan Smetana	Assistant Secretary	Assistant Vice President-Reporting	REO Property REO Property Sales Contract {Document), HUD-1 or similar {Document), Deeds, Instruments of Conveyance, any other similar {Document), Eviction Documents	09/19/13
Stefanie Taylor	Assistant Secretary	Limited Vice President	Foreclosure Documents, Assignments, Affidavits, Deeds, Instruments of Conveyance and any similar {Document}	01/15/14
Stephanie Denton	Assistant Secretary	n/a	Substitution of Trustee, Appointment of Trustee, Assignment of Mortgage, Foreclosure Deeds	07/28/14
Stephanie Galvin	Assistant Secretary	Default Case Specialist	Affidavit in Lieu of Witness	05/08/14
Stephanie Watts	Document Execution Specialist	Assistant Secretary	Foreclosure related documents, including but not limited to: Assignments, Affidavits, Declarations, Certifications, Verifications, Warranty Deeds, Quit Claim Deeds, other Instruments of Conveyance, and, any similar or related documents.	09/29/14
Stephanie Wiseman	Assistant Secretary	n/a	Foreclosure Documents, Assignments, Affidavits, Deeds, Instruments of Conveyance, any other similar {Document}	12/03/13
Stephen Ellis	Assistant Secretary	n/a	Foreclosure Documents, Assignments, Affidavits, Deeds, Instruments of Conveyance, any other similar Documents	02/03/14
Steve Safavi	Assistant Secretary	n/a	Loan Modification Agreements	03/27/14
Steven Dormann	Document Execution Specialist	Assistant Secretary	Foreclosure related documents, including but not limited to: Assignments, Affidavits, Declarations, Certifications, Verifications, Warranty Deeds, Quit Claim Deeds, other Instruments of Conveyance, and, any similar or related documents.	09/29/14
Steven Weisberg	Assistant Secretary	n/a	REO Property Sales Contracts (Document), HUD or Similar Form (Document)	02/25/14
Stevie Moss	Document Execution Specialist	Assistant Secretary	Foreclosure related documents, including but not limited to: Assignments, Affidavits, Declarations, Certifications, Verifications, Warranty Deeds, Quit Claim Deeds, other Instruments of Conveyance, and, any similar or related documents.	09/29/14
Surinder Crim	Assistant Secretary	n/a	REO Property Sales Contract, (Documents) HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document), Eviction Documents	12/02/14
Susan Morris	Assistant Secretary	n/a	Foreclosure Documents, Assignments, Affidavits, Deeds, Instruments of Conveyance, MERS Documents, any other similar {Document}	05/23/14
Sylvia Ramirez	Assistant Secretary	n/a	Endorsements, Allonges, Assignments	06/26/09
Tacorreyon Shorter	Assistant Secretary	Foreclosure Special and Limited Vice President	Foreclosure Documents, Foreclosure Deeds, Bankruptcy Documents (Affidavits, Proofs of Claim, Reaffirmation Agreements), MERS Documents	09/19/13
Tamara James	Assistant Secretary	n/a	Assignments, Substitution of Trustees	02/04/14
Tammatha Atchison	Assistant Secretary	n/a	REO property sales contract (Document), HUD or similar form (Document)	12/16/14

True Copy Certification

I, Kristina Bohm, 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 – Kristina Bohm

State of Florida

County of Orange

Personally appeared before me, Angie Chester, a notary public for this county and state, to Kristina Bohm 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: 3/5/16

Notary' Seal (if on paper)

Notary Public State of Florida
Angela S Chester
My Commission EE 172861
Expires 03/05/2018