Davidson County DEEDWARRSP
Recvd: 06/16/15 15:59 5 pgs
Fees:28.00 Taxes:244.20
20150616-0057415

CE1506-TN-2605815

SPECIAL WARRANTY DEED

STATE OF FLORIDA
COUNTY OF PALM BEACH
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $66,000.00

Guirlene Dolcine
Contract Management Coordinator
Affiant

Personally Known To Me

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 5 DAY OF June 2015

Shilundra Lidell
Notary Public

Notary Public State of Florida
Shilundra Lidell
My Commission FF 121357
Expires 05/08/2018

MY COMMISSION EXPIRES: (AFFIX SEAL)
5/8/18

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

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Raymond Ufford and Mary A. Ufford 1041 Silver Point Dr Murfreesboro, TN 37130	Raymond Ufford and Mary A. Ufford 1041 Silver Point Dr Murfreesboro, TN 37130	07103011500

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, The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RS10, (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Raymond Ufford and Mary A. Ufford, Husband and wife, As Joint Tenants with Rights of Survivorship,** 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: 135 Kingston Street, 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 **Raymond Ufford and Mary A. Ufford, Husband and wife, As Joint Tenants with Rights of Survivorship,** his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RS10** 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 **Raymond Ufford and Mary A. Ufford, Husband and wife, As Joint Tenants with Rights of Survivorship**, 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 **The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RS10,**has executed this deed this the 5 day of June, 2015.

"THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2003-RS10"

By: Ocwen Loan Servicing, LLC, as its Attorney In Fact
Guirlene Dolcine Contract Management Coordinator

STATE OF FLORIDA

COUNTY OF PALM BEACH

On 6/5/2015 personally appeared Before me, **Guirlene Dolcine** as Contract Management Coordinator for OCWEN Loan Servicing, LLC as Attorney in Fact for The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RS10, known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument.

Personally Known To Me

Witness my hand and Notarial Seal this 5 day of June, 2015.

Shilundra Lidell

Notary Public State of Florida
Shilundra Lidell
My Commission FF 121357
Expires 05/08/2018

Notary Public

My Commission expires: 5/8/18

POA recorded simultaneously herewith **20150616-0057414**

RETURN TO:
Raymond Ufford and Mary A. Ufford
1041 Silver Point Dr
Murfreesboro, TN 37130

EXHIBIT "A"

SITUATED, LYING, AND BEING IN THE COUNTY OF DAVIDSON AND STATE OF TENNESSEE, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING LOT NO. 168 ON THE PLAN OF J.B. HAYNIE'S ORIENTAL SUBDIVISION, OF RECORD IN BOOK 161, PAGE 26 AND 27, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Being Property Conveyed by Trustee's Deed from Wilson & Associates, PLLC to The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RS10, recorded April 24, 2015, in , Davidson County, Tennessee.

Prior Title : Trustee Deed : Instrument # 20150424-0037041

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.