This Instrument Prepared By:
Prochaska Quinn & Ferraro, P.C. (JRP)
401 Church Street, Suite 2600
Nashville, TN 37219

Address New Owner:	Send Tax Bills To:	Parcel ID:
MLCFC 2007-8 OFFICE 341, LLC c/o LNR Partners, LLC 1601 Washington Avenue, Suite 700 Miami Beach, FL 33139	MLCFC 2007-8 OFFICE 341, LLC c/o LNR Partners, LLC 1601 Washington Avenue, Suite 700 Miami Beach, FL 33139	147 00 0 015.01 **Property Address:** 341 Wallace Road, Nashville, Tennessee 37211

SUBSTITUTE TRUSTEE'S DEED

THIS INSTRUMENT is made and entered into as of June 18, 2015, by and between Joseph R. Prochaska, Substitute Trustee, and MLCFC 2007-8 OFFICE 341, LLC.

WHEREAS, Dennis D. Eckel and Maria R. Eckel, Trustees of the Dennis D. and Maria R. Eckel Family Revocable Trust dated November 18, 2004, and Ethel V. Eckel Trustee of the Eckel Trust dated March 18, 1991 (collectively, "Borrower"), by that certain Deed of Trust, Assignment of Leases and Rents and Security Agreement, made as of May 5, 2007 ("Deed of Trust"), recorded as Instrument No. 20070509-0055946, in the Office of the Register of Deeds for Davidson County, Tennessee ("Register's Office"), conveyed to Mid-South Title Corporation, as Trustee, for the benefit of Countrywide Commercial Real Estate Finance, Inc., a California corporation ("Original Lender"), all of Borrower's interest in certain real property hereinafter described and conveyed by said Deed of Trust ("Real Estate") with power to sell the Real Estate upon default in the payment of the indebtedness secured thereby; and

WHEREAS, the Deed of Trust subsequently was assigned by Original Lender to LaSalle Bank National Association, as Trustee for the registered holders of ML-CFC Commercial

BILL GARRETT, Davidson County
Trans:T20150050186 DEEDTRS
Recvd: 06/23/15 14:09 8 pgs
Fees:43.00 Taxes:2501.20
20150623-0060136

Mortgage Trust 2007-8, Commercial Mortgage Pass-Through Certificates, Series 2007-8 ("Assignee #1"), pursuant to that certain Assignment of Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing, effective as of August 23, 2007, recorded December 17, 2007, as Instrument No. 20071217-0144224, in the Register's Office; then was assigned by Assignee #1 to U.S. Bank National Association, as Trustee for the registered holders of ML-CFC Commercial Mortgage Trust 2007-8, Commercial Mortgage Pass-Through Certificates, Series 2007-8 ("Assignee #2"), pursuant to that certain Assignment of Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing and Assignment of Assignment of Leases and Rents, effective as of June 30, 2008, recorded April 30, 2009, as Instrument No. 20090430-0039186, in the Register's Office; then was assigned by Assignee #2 to MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company ("Lender"), pursuant to that certain Assignment of Deed of Trust, Assignment of Leases and Rents, Security Agreement and Fixture Filing and Other Loan Documents, executed on January 15, 2015, recorded January 29, 2015, as Instrument No. 20150129-0008436, in the Register's Office; and

WHEREAS, the Deed of Trust, by its terms, secures the payment of an indebtedness evidenced by a Promissory Note dated May 5, 2009 ("Note"), payable by Borrower to the order of Original Lender, in the original principal amount of One Million Three Hundred Thousand and 00/100 Dollars ($1,300,000.00), which Note was endorsed by Original Lender to Assignee #1, and was endorsed by Assignee #1 to Assignee #2, and was endorsed by Assignee #2 to Lender; and

WHEREAS, by an instrument of record as Instrument No. 20150129-0008438 in said Register's Office, Joseph R. Prochaska is named as Substitute Trustee in said Deed of Trust and vested with all powers and duties conferred upon the original Trustee; and

WHEREAS, Borrower defaulted in the payment of the indebtedness secured by the Deed of Trust and Lender, being the lawful owner and holder of said debt, which is evidenced by the Note, demanded that Joseph R. Prochaska as Substitute Trustee ("Substitute Trustee") advertise and sell the Real Estate consistent with the powers and duties granted to the Trustee and his successors in said Deed of Trust; and

WHEREAS, Substitute Trustee caused the sale of said Real Estate to be duly advertised by notice published on May 28, June 4, and June 11, 2015 in the Nashville Scene, a newspaper published in Davidson County, Tennessee, stating that, on Thursday, June 18, 2015, commencing at 10:00 a.m. at the front door of the Davidson County Courthouse, Nashville, Davidson County, Tennessee, said Real Estate hereinafter described would be sold to the highest bidder for cash (or for credit against the Obligations if Lender is the highest bidder), in bar of the right and equity of redemption, and any and all rights of redemption, including, without limitation, those rights of redemption set forth in Tennessee Code Annotated §66-8-101, et seq.; homestead; dower; all other exemptions and marital rights; any right of valuation or appraisement; and, all right to marshalling, all of which Borrower expressly waived in said Deed of Trust; and

WHEREAS, at the time and place stated in said published notice, the Substitute Trustee offered said Real Estate for sale at public outcry and sold said Real Estate to MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company, its credit bid of Six Hundred Seventy-Six Thousand and 00/100 Dollars ($676,000.00) being the highest and best bid offered; and

NOW, THEREFORE, in consideration of the premises, in exercise of the powers and duties vested in me by said Deed of Trust and in consideration of the sum of Six Hundred Seventy-Six Thousand and 00/100 Dollars ($676,000.00) paid, I, Joseph R. Prochaska, Substitute

Trustee, as aforesaid, have bargained and sold and by these presents do transfer and convey unto MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company, its successors and assigns, all of the right, title and interest in the Real Estate therein described that is vested in me as Substitute Trustee by said Deed of Trust, which Real Estate is situated in Davidson County, Tennessee, and described as follows:

Land in Davidson County, Tennessee, being Lot No. 1, on the Plan of Wallace Clinic, a Planned Unit Development, as shown on plat record in Plat Book 6050, page 414, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description:
(a) Thence with a curve to the right, having a central angle of 07° 16' 43", a radius of 686.20' and an arc length of 87.17' to a concrete monument;
(b) Thence S 89° 54' 42" E, 107.91 feet to an iron pin;
(c) Thence S 01° 02' 30" W, 87.52 feet to a P.K. Nail;
(d) Thence S 46° 02' 20" W, 185.54 feet to an iron pin;
(e) Thence N 89° 07' 00" W, 67.91 feet to an iron pin;
(f) Thence N 01° 12' 48" E, 211.00 feet to the point of beginning, containing 34,395 square feet or 0.79 acres, more or less, as described by Phillip E. Homes, Jr., Tennessee Registered Land Surveyor, No. 1728, Survey No. 25079-N, dated 04-04-07.

Being a portion of the same property conveyed to Peter Grossman and wife, Carol Porter, by Deed of Record in Instrument No. 20050912-0109293, Register's Office for Davidson County, Tennessee.

Together with appurtenant access recorded in Plat Book 6050, page 414 and in Easement and Road Maintenance Agreement of record in Book 7966, page 31, both of record in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Dennis D. & Maria R. Eckel, Trustees of the Dennis D. [&] Maria R. Eckel Family Revocable Trust dated November 18, 2004 and Ethel V. Eckel, Trustee of the Eckel Trust dated March 18, 1991, as equal tenants in common, by Deed of Record as Instrument No. 200705090055945, Register's Office for Davidson County, Tennessee.

The Real Estate is sold, transferred and conveyed together with any and all other property, real and personal, which constitutes the Property as that term is defined in the Deed of Trust, but specifically excluding any cash, accounts, deposits, escrows, refunds reserves, impounds and other cash or cash equivalents.

The sale was held, and this conveyance is made, without any covenant or warranty, express or implied, and any matters having priority over the Deed of Trust and matters which may affect or encumber the Property following the sale, such as rights of parties in possession; rights of tenants in possession under unrecorded leases or rental agreements; visible and apparent easements; portion of the property within any roadway; any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land; all leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges and immunities relating thereto, appearing in the Public Records; all matters shown on any applicable recorded plat; taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records; proceedings by a public agency that may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records; taxes assessed by correction pursuant to the provisions of T.C.A. §67-5-603, et seq.; matters that an accurate survey of the premises might disclose; any facts, rights, interests, or claims that are not shown by the public records but that could be ascertained by an inspection of the Property or that may be asserted by persons in possession of the Property; any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the Property and not shown by the public records; any mineral or mineral rights leased, granted or retained by current or prior owners; prior liens, claims and encumbrances including, without limitation, leases and other agreements; assessments, building lines, easements, covenants, and restrictions that may exist; any lien or right to lien for services, labor or material imposed by law and not shown by the public records; and, statutory rights of

redemption of any governmental agency including, but not limited to, the right of redemption of the Internal Revenue Service pursuant to 26 U.S.C. §7425(d)(1), of the State of Tennessee pursuant to T.C.A. §67-1-1433(c)(1), or of any other taxing authority, if applicable. The Property may be subject to the terms, conditions, provisions and restrictions of the following instruments recorded in the Register's Office: all matters shown on the plat of record in Book 6050, Page 414; Stormwater Detention Agreement of record in Book 7674, page 362; Easement and Road Maintenance Agreement of record in Book 7966, page 31; terms and provisions of a Lease Agreement recorded within a Consent Subordination, Non-Disturbance and Attornment Agreement of record in Book 10868, page 394; and, rights of tenants, as tenants only, by virtue of unrecorded leases, if any.

TO HAVE AND TO HOLD said Property with the appurtenances, estate, title and interest thereto belonging to said MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company, its successors and assigns, forever. And I do hereby transfer and assign unto MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company, its successors and assigns, all of the rights and benefits of the covenants and warranties contained in said Deed of Trust in as full and ample a manner as under it I can or should do, but I convey and assign as Substitute Trustee, and not otherwise. This instrument is provided without any covenant or warranty, express or implied. Substitute Trustee conveys to MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company, its successors and assigns only pursuant to the rights and powers granted to Substitute Trustee as set forth in the Deed of Trust and under Tennessee law.

WITNESS my hand this 18th day of June, 2015.

Joseph R. Prochaska, Substitute Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Ashley Jones, a Notary Public in and for said State and County, Joseph R. Prochaska, Substitute Trustee, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of June, 2015.

Notary Public

My Commission Expires:

March 8, 2016

ASHLEY JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 8, 2016

STATE OF FLORIDA)
COUNTY OF MIAMI-DADE)

The actual consideration for this transfer or value of the property (whichever is greater) is $676,000.00.

MLCFC 2007-8 OFFICE 341, LLC,
a Delaware limited liability company,

By: LNR PARTNERS, LLC, a Florida limited liability company, its Manager

By: _____
Arnold Shulkin, Vice-President

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

The foregoing instrument was acknowledged before me this 22nd day of June, 2015, by Arnold Shulkin, a Vice-President of LNR Partners, LLC, a Florida limited liability company, on behalf of such limited liability company, as Manager of MLCFC 2007-8 OFFICE 341, LLC, a Delaware limited liability company, on behalf of such limited liability company; such individual is personally known to me.

My Commission Expires: Sept 8/2015

Signature _____
Print Name: Patricia Mosquera

PATRICIA MOSQUERA
MY COMMISSION # EE128722
EXPIRES: September 08, 2015
1-800-3-NOTARY FL Notary Discount Assoc. Co.

NOTARY PUBLIC, State of Florida

[AFFIX NOTARY STAMP ABOVE]