BILL GARRETT, Davidson County
Trans:T20150066808 DEEDWARR
Recvd: 08/11/15 13:43 2 pgs
Fees:13.00 Taxes:148.00
20150811-0080371

Prepared by:
Realty Title & Escrow Company, Inc.
1285 North Mt. Juliet Road
Mt. Juliet, TN 37122

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for this transfer is $40,000.00.

Affiant

Subscribed and sworn to before me, this 7th day of August, 2015.

Notary Public
My commission expires:

GAIL HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 01-23-2016

06-1507-76124

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Bryan J. Hutchins 432 Robertson Drive Smyrna, TN 37167	New Owner	135-08-0-A-617.00 CO

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Wells Fargo Bank, National Association, as Trustee for Morgan Stanley Capital I Inc. Trust 2006-HE1, Mortgage Pass-Through Certificates, Series 2006-HE1 c/o Ocwen Loan Servicing LLC, 1661 Worthington Road., Suite 100, West Palm Beach, FL 33409**, hereinafter referred to as Grantors, have bargained and sold, and do hereby transfer and convey to **Bryan J. Hutchins and Brooke P. Hutchins, husband and wife**, hereinafter called the Grantees, their successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to- wit:

Land in Davidson County, Tennessee, being Unit No. 617, on the Plan of Tract #19 Site Plan, Nashboro Village Nineteen Condominiums, as established by the Master Deed of record in Book 5333, Page 957, and as shown on the plan of record in Book 5200, Page 80, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Tomeka Toles, unmarried by deed from Joseph Vonno Ladd, II and wife, Melanie R. Ladd, dated October 28, 2005, recorded November 4, 2005, of record in Instrument No. 20051104-0134250, Register's Office for Davidson County, Tennessee.

Further being the same property conveyed to Wells Fargo Bank, National Association, as Trustee for Morgan Stanley Capital I Inc. Trust 2006-HE1, Mortgage Pass-Through Certificates, Series 2006-HE1 by Substitute Trustee's Deed from Jason Mangrum, Substitute Trustee, dated April 14, 2015, recorded April 14, 2015, of record in Instrument No. 20150414-0032743, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 617 Longhunter Court, Nashville, TN 37217.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantees, their heirs, successors and assigns, forever. Grantors covenant with Grantees that Grantors are lawfully seised 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. Grantors do further covenant and bind

ourselves, our heirs, successors, assigns and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

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.

WITNESS my hand this 5th day of August, 2015.

Wells Fargo Bank, National Association, as Trustee for Morgan Stanley Capital I Inc. Trust 2006-HE1, Mortgage Pass-Through Certificates, Series 2006-HE1

Jon King Contract Management Coordinator (*)

By Ocwen Loan Servicing LLC its Attorney-in-Fact

STATE OF Florida
COUNTY OF Palm Beach

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the with in named Jon King, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged he/she executed the within Instrument for the purposes therein contained and who further acknowledged that (he)/she is * of Ocwen Loan Servicing, a limited liability company and that (he)/she is authorized by Ocwen Loan Servicing, LLC to execute this instrument on its behalf as attorney in fact.

Personally Known To Me

Witness my hand in ~~Nashville, TN~~ West Palm Bch, FL, this 7th day of August, 2015.

JK 8/7/15
mm 8/7/15

Moraima Medina
Notary Public

Moraima Medina

My Commission expires: 7/27/2019

Notary Public State of Florida
Moraima Medina
My Commission FF 903896
Expires 07/27/2019