This Instrument Prepared by and Return to:
Signature Title, LLC
1435 North West Broad Street
Murfreesboro, Tennessee 37129
File Number 2015030078TN

BILL GARRETT, Davidson County
Trans:T20150089918 DEEDWARRSP
Recvd: 10/22/15 08:46 4 pgs
Fees:23.00 Taxes:684.50
20151022-0107362

SPECIAL WARRANTY DEED

Address New Owner(s) as follows:	Send Tax Bill to:	Map/Parcel Number(s)
(Name) Joel Levi Megan Marie Levi	(Name) New Owner	058-09-0-A-023.00CO
(Address) 1021 Rambling Brook Road	(Address)	
(City) (State) (Zip) Nashville, TN 37218	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00) cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Wells Fargo Bank, N.A., as Trustee, on behalf of the registered holders of MASTR Asset Backed Securities Trust 2007-NCW, Mortgage Pass-Through Certificates, Series 2007-NCW,** Grantor, has this day bargained and sold, and does hereby transfer and convey unto **Joel Levi and Megan Marie Levi, husband and wife,** Grantee(s) herein, their successors, heirs and assigns, that certain Parcel ID # **058-09-0-A-023.00CO**

X Improved OR
Unimproved property located at:

1021 Rambling Brook Road, Nashville, TN 37218, in Davidson County Tennessee, described in Exhibit "A" attached hereto and made a part hereof.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantee(s) their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit "B" attached hereto.

We further covenant and bind ourselves, our successors and representatives, to warrant and forever defend title to said real estate to said Grantee(s), their successors, heirs and assigns against the lawful claims of all persons claiming by, through, or under Grantor, by no others.

Whenever 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 our hand as of the 7/6/15, the Corporate Party, if any, having caused its name to be signed hereto by its duly authorized officers of said day and date.

Wells Fargo Bank, N.A., as Trustee, on behalf of the registered holders of MASTR Asset Backed Securities Trust 2007-NCW, Mortgage Pass-Through Certificates, Series 2007-NCW by Specialized Loan Servicing, LLC. ~~as Attorney in Fact~~

By _____

Name ~~Jeffrey Dowden, Second Asst. Vice President~~

Title Specialized Loan Servicing L.L.C., Attorney in Fact

State of COLORADO

County of DOUGLAS

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jeffrey Dowden (Name of Person signing), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath acknowledged him/her self to be the AVP (Title of Person signing) of Specialized Loan Servicing, LLC, as Attorney in Fact for Wells Fargo Bank, N.A., as Trustee, on behalf of the registered holders of MASTR Asset Backed Securities Trust 2007-NCW, Mortgage Pass-Through Certificates, Series 2007-NCW the within named bargainor and that he/she, acting in such capacity and authorized so to do, executed the foregoing instrument on behalf of said Corporation for the purposes therein contained.

Witness my hand and official seal, at office located in COLORADO (City, Staate), this 6 day of July 2015.

Notary Public

My Commission Expires: _____

SM State of ~~Tennessee~~ COLORADO

County of DOUGLAS

The actual consideration or value, whichever is greater, for this transaction is $185,000.00.

Affiant ~~Jeffrey Dowden, Second Asst. Vice President~~ Specialized Loan Servicing L.L.C., Attorney in Fact

Subscribed and sworn before me this JUL 0 6 2015.

Notary Public

My Commission Expires: _____

STEPHEN J. MAESTAS
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20154011058
MY COMMISSION EXPIRES 03/18/2019

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot Number 23 on the Plan of Creekside Trails, Phase 1 of record in Instrument Number 20001023-0106269, as amended in Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Wells Fargo Bank, N.A., as Trustee, on behalf of the registered holders of MASTR Asset Backed Securities Trust 2007-NCW, Mortgage Pass-Through Certificates, Series 2007-NCW by Substitute Trustee's Deed filed for record March 19, 2015 in Instrument Number 20150319-0023780 in the Register's Office of Davidson County, Tennessee.

EXHIBIT "B"

"Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise."

The following reservations from and exception to this conveyance and the warranty of title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter referred to as "Property");
2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any County in which any portion of the Property is located;
3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any County in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;
4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;
5. Ad valorem taxes, fees and assessments, if any, for the current year and all prior subsequent years, the payment which Grantor assumes (as the time of transfer of title) and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes;
6. Any conditions that would be revealed by a physical inspection and survey of the Property; and
7. Easements, restrictions, reservations, conditions, agreements and any and all other matters as shown of record.