Davidson County	DEEDWARRSP
Recvd: 06/21/16 10:37	8 pgs
Fees:43.00 Taxes:1752.14	
20160621-0062939	

Commitment Number: DS7110-16000483a

After Recording, Send To:
Title365 / Post-Closing
420 Rouser Rd., Bldg 3, Suite 5, Coraopolis, PA 15108

This instrument prepared by:
Jay A. Rosenberg, Esq., Member Tennessee Bar, Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

New Property Owner/Mail Tax Statements To:
Stan Dibin and **Deanna Dibin**, 104 Lexington Court, Nashville, TN 37215

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER 131010J01600CO

SPECIAL WARRANTY DEED

U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle Bank National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-RM2, its successors and assigns, hereinafter grantor, of **8950 Cypress Waters Blvd., Coppell, TX 75019**, for $473,550.00 (Four Hundred Seventy Three Thousand Five Hundred Fifty Dollars and Zero Cents) in consideration paid, grants with covenants of limited warranty to **Stan Dibin** and **Deanna Dibin**, hereinafter grantees, whose tax mailing address is **5404 Village Way, Nashville, TN 37211**, the following real property:

The land hereinafter referred to is situated in the City of Nashville, County of Davidson, State of TN, and is described as follows: Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Lexington Green, Phase 2, of record in Book 6900, Page 798, Registers Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description. Being the same property conveyed to U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle Bank National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-RM2, its successors and assigns by Wilson & Associates, PLLC dated February 16, 2016 and recorded February 18, 2016 in Instrument Number 20160218-

0015428, in Davidson County, Tennessee.
Property Address is: 104 Lexington Court, Nashville, TN 37215

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Grantor covenants to and agrees with Grantee, that Grantor will warrant and defend the property conveyed unto the Grantee, its successors and assigns, forever, against the lawful claims and demands of all persons claiming by, through, from, or under the Grantor and no others whatsoever.

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a 20160218-0015428 recorded in the Register's Office of Davidson County, Tennessee.

Parcel ID: 131010J01600CO

Executed by the undersigned on 4.29, 2016:

U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle Bank National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-RM2, its successors and assigns, By Nationstar Mortgage LLC as Attorney in Fact

By: _____

Printed Name: Gabriel Montoya

Its: Assistant Secretary

NATIONSTAR MORTGAGE LLC LIMITED LIABILITY COMPANY SEAL 2001

STATE OF Texas
COUNTY OF Denton

The foregoing instrument was acknowledged before me on 4.29, 2016 by Gabriel Montoya its Assistant Secretary on behalf of **Nationstar Mortgage LLC as Attorney in Fact For U.S. Bank National Association, as Trustee, Successor in Interest to Bank of America, National Association, as Trustee, Successor by Merger to LaSalle Bank National Association, as Trustee for Merrill Lynch Mortgage Investors Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-RM2, its successors and assigns,** who is personally known to me or has produced _____ as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

_____
Notary Public Patricia McCutchen

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

Maximum principal indebtedness for Tennessee recording tax purposes is _____.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of Texas
County of Denton

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $473,550.00, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 29 day of April, 2016.

Affiant

Gabriel Montoya
Print Name

(Seal)

Notary Public

My commission expires:
11.05.18

Patricia McCutchen
Print Name

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

Schedule I

DELEGATION OF DOCUMENT SIGNING AUTHORITY

I, Michael R. Rawls **(Executive Vice President or above)**, a Delegating Officer of Nationstar Mortgage LLC ("*Company*"), pursuant to resolutions of the Board of Managers, hereby delegate the limited and revocable document signing authority herein described to each employee or independent contractor of the Company or its subsidiaries listed below (each a "*Delegatee*") on the following terms and conditions:

Revocable Delegation of Document Signing Authority

Each Delegatee listed below, who is under my supervision and control, is hereby authorized to execute and deliver those documents, instruments and agreements listed opposite his or her name, in the name and on behalf of the Company, as may from time to time be necessary for the usual and customary transaction of the business of the Company. (Please attach additional pages as necessary).

Name of Delegatee	Officer Title(s) Being Requested[1]	Documents Authorized to Sign[2]
Tina Bergin	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)
Patricia McCutchen	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)
Gabriel Montoya	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)
Mia Smith	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)
John Garber	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)

Ryan Kreger	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)
David Jones	Assistant Secretary	REO Property Sales Contract (Document), HUD or Similar Form (Document), Deeds, Assignments, Affidavits, Instruments of Conveyance, Other Similar (Document)
ATTACH ADDITIONAL SHEETS, IF NECESSARY		

(1) List Assistant Secretary when another specific title is not required.

(2) Please be as specific as possible when describing types of documents.

Limitations

1. A Delegatee may not delegate any authority set forth herein to any other employee, agent or attorney-in-fact.

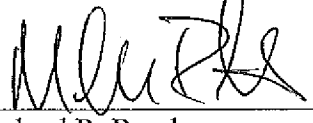
2. Notwithstanding anything herein to the contrary, the document signing authority granted herein shall be limited solely to the power to execute and deliver the documents listed opposite a Delegatee's name and no additional authority is granted hereunder.

3. This Delegation of Document Signing Authority shall automatically terminate and expire on the effective date of a Delegatee's termination of employment with the Company or removal from the position requiring Delegatee to execute the documents listed opposite such Delegatee's name above.

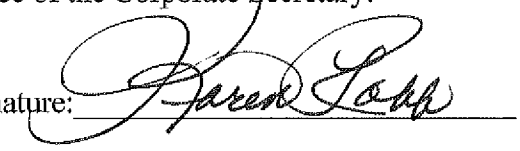
4. This Delegation of Document Signing Authority is at the convenience and pleasure of the Company, and may be revoked, modified, or amended by me, my successor, the Office of

Corporate Secretary or the Board of Managers, in whole or in part, at any time and from time to time.

Delegating Officer:
(Must be an Executive Vice President or above)

Signature: 
Name: Michael R. Rawls
Title: Executive Vice President
Date: 8/14/15

Office of the Corporate Secretary:

Signature: 
Name: Karen L. Robb
Title: Assistant Secretary
Date: 8/14/15

Instructions to Delegating Officer:
Sign one original Delegation of Document Signing Authority.
Send original signed copy to the Office of the Corporate Secretary for signature.
Office of the Corporate Secretary will forward a copy of the fully executed form back to the Delegating Officer for his or her files.

True Copy Certification

I, Kristina Bohrn, 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 Bohrn

State of Florida

County of Orange

Personally appeared before me, Angie Chester, a notary public for this county and state, Kristina Bohrn 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 172881
Expires 03/05/2016