Commitment Number: 190957530
Seller's Loan Number: 1265226

After Recording Return To:
ServiceLink, LLC
1400 Cherrington Parkway
Moon Township, PA 15108

Karen Johnson Davidson County
Batch# 288523 DEEDQC
09/19/2019 01:24:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20190919-0095315

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:
WILMINGTON SAVINGS FUND SOCIETY FSB D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, c/o Alta Residential Solutions LLC, 380 Data Drive, Ste 110, Draper, Ut 84020

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER 09613001400

QUITCLAIM DEED

DLJ Mortgage Capital, Inc., whose mailing address is **c/o Selene Finance LP 9990 Richmond Avenue Suite 400, Houston, TX 77042**, hereinafter grantor, for $ 10.00 (Ten Dollars and Zero Cents) in consideration paid, grants and quitclaims to **WILMINGTON SAVINGS FUND SOCIETY FSB D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST**, hereinafter grantee, whose tax mailing address is **c/o Alta Residential Solutions LLC, 380 Data Drive, Ste 110, Draper, Ut 84020**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE COUNTY OF DAVIDSON AND STATE OF TENNESSEE BEING KNOWN AND DESIGNATED AS FOLLOWS: BEING LOT NO. 6 ON THE PLAN OF PERRY HEIGHTS SUBDIVISION, AS OF RECORD IN BOOK 2900, PAGE 18, REGISTER'S OFFICE FOR SAID COUNTY. SAID LOT NO. 6 FRONTS 70 FEET ON THE NORTH SIDE OF WELLMAN DRIVE AND EXTENDS BACK BETWEEN PARALLEL LINES 175 FEET TO A DEAD LINE.

PARCEL ID NUMBER: 09613001400
Property Address is: 2720 WELLMAN DR., NASHVILLE, TN 37214

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a Trustee's Deed recorded at Instrument No. 20190701-0064042 in the Register's Office of Davidson County, Tennessee.

Parcel ID: 09613001400

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

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.

Executed by the undersigned on 7-24, 2019:

DLJ Mortgage Capital, Inc., by Pretium Mortgage Credit Partners I Loan Acquisition, LP in its capacity as attorney-in-fact

By: _____

Name: Adam Geissler

Its: Authorized Signatory

STATE OF Minnesota
COUNTY OF Hennepin

The foregoing instrument was acknowledged before me on July 24, 2019 by Adam Geissler its Authorized Signatory on behalf of **DLJ Mortgage Capital, Inc., by Pretium Mortgage Credit Partners I Loan Acquisition, LP in its capacity as attorney-in-fact** 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.

Thu Van Wittmann
Notary Public

THU VAN WITTMANN
Notary Public
State of Minnesota
My Commission Expires
January 31, 2023

STATE OF PENNSYLVANIA
COUNTY OF Allegheny)

I, (Alyssa Bresnahan), hereby swear or affirm that the actual consideration is $ 10.00.

Affiant

Affiant, (Alyssa Bresnahan) subscribed and sworn before me this 19 day of Sept., 2019

TOBI P. MCCOY

Notary Public

My commission expires: 3/25/23

Commonwealth of Pennsylvania - Notary Seal
Tobi P. McCoy, Notary Public
Allegheny County
My commission expires March 25, 2023
Commission number 1289426
Member, Pennsylvania Association of Notaries

True Copy Certification

I, Heidi Jones, 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.

Heidi Jones

Signature

State of Pennsylvania
County of Allegheny

Personally appeared before me, Karen Rose Hall a notary public for this county and state, Heidi Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Karen Rose Hall

Notary's Signature

My Commission Expires:

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Karen Rose Hall, Notary Public
Center Twp., Beaver County
My Commission Expires Aug. 21, 2020
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Notary Seal