

DOC # 766482
07/02/2010 03:14PM Deputy: SG
OFFICIAL RECORD
Requested By:
TICOR TITLE - RENO
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 5 Fee: 18.00
BK-710 PG-680 RPTT: 700.05



APN: 1220-16-210-093

RECORDING REQUESTED BY:

Ticor Title of Nevada, Inc.
Order No. 175532 CT
Escrow No. FT100025860

**When Recorded Mail Document
and Tax Statement To:**

Edward Welch and Lura Welch
1285 Manhattan Way
Gardnerville, NV 89460

RPTT: \$700.05

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Wells Fargo Bank, as Trustee for Carrington Mortgage Loan Trust, Series 2006-NC2, Asset Backed Pass Through Certificates

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and

Convey to Edward L Welch and Lura C. Welch Husband and Wife As Joint Tenants

all that real property situated in Douglas County, State of Nevada, bounded and described as follows:

See "Exhibit One" Legal See "Exhibit Two" Special Warranty Deed for Verbiage

- SUBJECT TO: 1. Taxes for the fiscal year 2009-10
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

DATED: June 28, 2010



Property Address: 1285 Manhattan Way,
Gardnerville, NV 89460

Wells Fargo Bank, as Trustee for Carrington
Mortgage Loan Trust, Series 2006-NC2, Asset
Backed Pass Through Certificates

By: Carrington Mortgage Services, LLC as
Attorney in Fact

BY: *Greg Schleppey*
Greg Schleppey
an authorized signer

STATE OF _____
COUNTY OF _____

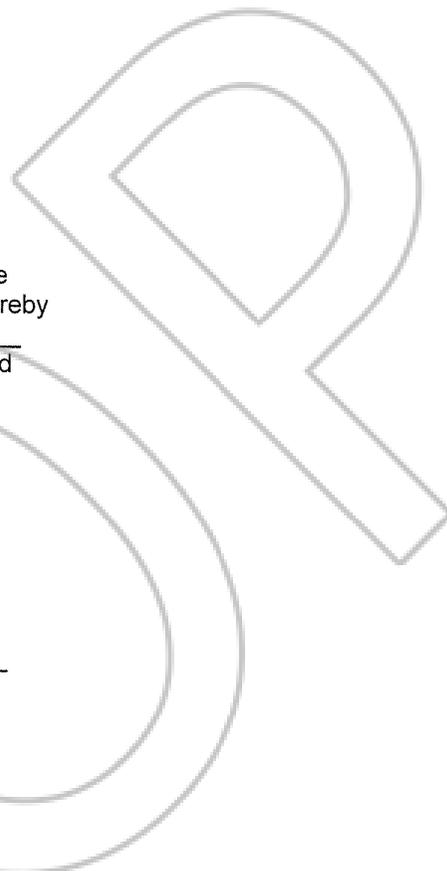
I, _____, a Notary Public of the
County and State first above written, do hereby
certify that _____
personally appeared before me this day and
acknowledged the due execution of the
foregoing instrument.

Witness my hand and official seal, this the

Notary Public

My Commission Expires: _____

(SEAL)



S. Schleppey



ACKNOWLEDGMENT

State of California
County of Orange

On June 4, 2010 before me, Marisela Gutierrez, Notary Public
(insert name and title of the officer)

personally appeared Greg Schleppey
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are
subscribed to the within instrument and acknowledged to me that ~~he~~ she/they executed the same in
~~his~~ her/their authorized capacity(ies), and that by ~~his~~ her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)

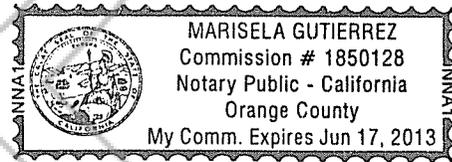
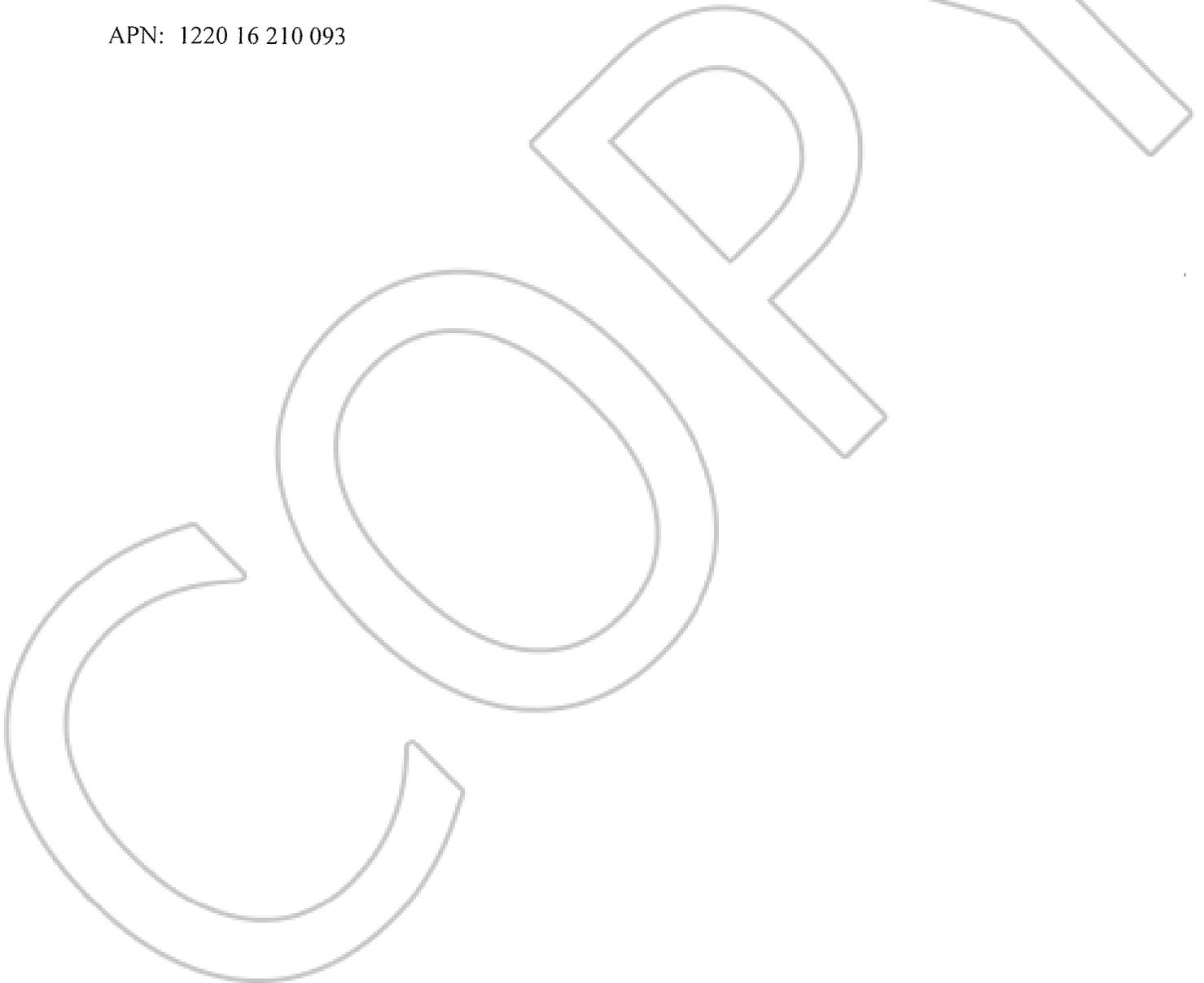




EXHIBIT "ONE"
LEGAL DESCRIPTION

Lot 8 in Block D of the AMENDED MAP OF RANCHOS ESTATES, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on October 30, 1972 in Book 1072, Page 642, as Document No. 62493.

APN: 1220 16 210 093





SPECIAL WARRANTY DEED
Exhibit "Two"

"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 exceptions 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, the "Property");
- (2) All valid oil, gas and mineral rights, interest 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 and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to changes(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; and
- (6) Any conditions that would be revealed by a physical inspection and survey of the Property.