(2)

MID-STATE TITLE & ESCROW, IN
128 HOLIDAY COURT
SUITE 125
FRANKLIN, TN 37067
(615) 790-3156

SPECIAL WARRANTY DEED

YVETTE LYN MELDRUM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires June 14, 2008

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF October, 2006

Notary Public

MY COMMISSION EXPIRES: 6-14-08
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Resource Title of Tennessee 3931 Gallatin Pike, Suite B Nashville, TN 37216

RT0961

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christine M Callaghan and Brendan Callaghan	Same as New Owner	071-12-0-276.00
(NAME)	(NAME)	
918 Ward St		
(ADDRESS)	(ADDRESS)	
Nashville TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Davidson County DEEDWARR
Recvd: 10/27/06 10:52 2 pgs
Fees:13.00 Taxes:258.63
20061027-0133469

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-2, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Christine M Callaghan and Brendan Callaghan,

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the Easterly 60 feet of Lot No. 53 on the Map of TL Wards Resubdivision of certain lots in Williams and Hayes Company's Belleview Plan of record in Book 974, Page 48, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description. Said part of said lot fronts 60 feet on the Southerly side of Ward Street and runs back between parallel lines 200 feet to a dead line.

Being the same property conveyed to Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-2 by Substitute Trustee's Deed from Priority Trustee Services of TN, LLC, dated March 16, 2006 and recorded March 27, 2006, in Instrument No. 20060327-0034343, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is ☒ property, known as 918 Ward St Nashville 37207
improved
(House Number, (Street) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Christine M Callaghan and Brendan Callaghan, and his/her/their assigns, forever.

Said Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-2., warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-2., has executed this deed this 7th day of September, 2006

Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-2 by Washington Mutual Bank, successor-in-interest to Long Beach Mortgage Company, its Attorney in Fact

By _____

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Cassandra Inouye known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Vice President of Washington Mutual Bank, , the Attorney in Fact of said Deutsche Bank National Trust Company as Trustee for Long Beach Mortgage Loan Trust 2005-2., the within named bargainor, and that he/she as such Vice President, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument Number 20061027-0133468 of record in Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 7th day of September, 2006

_____
Notary Public

My Commission expires: _____

RUTH ELIZET CARRILLO
Commission # 1577139
Notary Public - California
Los Angeles County
My Comm. Expires May 8, 2009

RETURN TO:

Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216

RT0961