Davidson County DEEDWARR
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Fees:13.00 Taxes:1202.50
20061106-0137996

0003775079

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this 11th day of October, 2006, by and between, **Deutsche Bank National Trust Company, as Trustee for the holders of the CDC Mortgage Capital Trust 2003-HE1 Mortgage Pass-Through Certificates, Series 2003-HE1, by Select Portfolio Servicing, Inc., f/k/a Fairbanks Capital Corp., as Attorney-in-Fact,** party of the first part, and **Todd Crowell, and wife, Gretchen Crowell,** party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, the party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the party of the second part, the following described real estate, situated in the City of Nashville, County of Davidson, State of Tennessee, to wit :

Land in Davidson County, Tennessee, being Lot No. 242 on the Plan of Traceside, Section Ten, Revision One, Resubdivision of Lots 242 and 243, of record in Instrument No. 199912170304442, Register's Office for said County, to which plan reference is hereby made for a complete description

Property known as **5004 Traceway Drive, Nashville, Tennessee, 37221**

Parcel No. 155-16-A-289.00 CO

This being the same property conveyed to **Deutsche Bank National Trust Company, as Trustee for the holders of the CDC Mortgage Capital Trust 2003-HE1 Mortgage Pass-Through Certificates, Series 2003-HE1,** by Trustee's Deed of record in Instrument Number 20060526-0062154, in the Register's Office of Davidson County, Tennessee.

THIS PROPERTY IS BEING SOLD "AS IS", WHERE IS", NO REPRESENTATIONS OR WARRANTIES, EXPRESSED OR IMPLIED.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for By-Laws recorded in Instrument no. 19991217-0304442 and Book 7900, Page 705, Declaration of Covenants, Conditions and Restrictions recorded in Book 9236, Page 504, Book 9435, Page 493, and Book 9677, Page 675, Easements recorded in book 9306, Page 279, and Book 9443, Page 960, Homeowners Charter recorded in Book 9668, Page 894, Landscape agreement recorded in Book 10355, Page 859, Open Space agreement recorded in Instrument No. 20000329-0031450 in the Register's Office of Davidson County, Tennessee, and 2007 Davidson County, Tennessee property taxes, not yet due and payable; and that this is a Special Warranty Deed and is warranted by the Seller through and under it only; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed by and through its duly authorized officers as of the day and year first above written.

SELECT PORTFOLIO SERVICING, INC Corporate 1989 SEAL UTAH

Deutsche Bank National Trust Company, as Trustee for the holders of the CDC Mortgage Capital Trust 2003-HE1 Mortgage Pass-Through Certificates, Series 2003-HE1

CHERYL E. KRUEGER DOC CONTROL OFFICER

by Select Portfolio Servicing, Inc., f/k/a Fairbanks Capital Corp., as Attorney-in-Fact

STATE OF UTAH)
COUNTY OF SALT LAKE)

Personally appeared before me a Notary Public, CHERYL E. KRUEGER, DOC. CONTROL OFFICER with whom I am personally acquainted , and who acknowledged that such person executed the within instrument for the purpose therein contained, and who further acknowledged that such person is the DC Control Officer of Select Portfolio Servicing, Inc., f/k/a Fairbanks Capital Corp., as Attorney-in-Fact or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

WITNESS my hand an Official Seal this 11th day of October, 2006.

NOTARY PUBLIC

NOTARY PUBLIC
DEBRA REILLY
8515 So. West Temple
Salt Lake City, Utah 84115
My Commission Expires
January 24, 2010
STATE OF UTAH

My Commission Expires:

STATE OF TENNESSEE
COUNTY OF SHELBY)

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $325,000.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Janet C. Burning
AFFIANT

Subscribed and sworn to before me this the 3rd day of November, 2006.

Debbie Gitchell
NOTARY PUBLIC

DEBBIE GITCHELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SHELBY
MY COMM. EXP. MARCH 31, 2010

My commission expires:

Property Address:
5004 Traceway Drive
Nashville, TN 37221

New Owner and Mail Tax Bills to:
Todd and Gretchen Crowell
816 Meadow Ridge Court
Nashville, TN 37221

This Instrument prepared by:
CRISLIP, PHILIP & ASSOCIATES
4515 poplar Ave., Ste. 322
Memphis, TN 38117
(901) 525-2427