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Davidson County DEEDWARR
Recvd: 04/12/07 12:54 3 pg
Fees:18.00 Taxes:554.63
20070412-0044100

Prepared By:	Property Address:	Return To:	Taxes to be Paid by: new owner
BROCK & SCOTT, PLLC 154 Charlois Boulevard Winston-Salem, NC 27103	2817 Louis Russel Drive Antioch, TN 37013	JEREMY W. ROGERS 2817 Louis Russel Drive Antioch, TN 37013	JEREMY W. ROGERS 2817 Louis Russel Drive Antioch, TN 37013 Tax Parcel ID #:150-06-0248.00

Grantor(s):	Grantee(s):
BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE HOLDERS CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2004-15 (All references to Grantor and Grantee herein include the said parties, their respective heirs, successors, and assigns, and include the singular, plural, masculine, feminine, and neuter as in each case required by context.)	JEREMY W. ROGERS, to hold as Fee Simple

TENNESSEE SPECIAL WARRANTY DEED

WITNESSETH: That the aforesaid Grantor, for a good and valuable consideration to him in hand paid, the receipt and sufficiency of which is hereby acknowledged, has and does by these presents grant, bargain, sell, and convey, unto the Grantee in fee simple, all that certain lot, tract, or parcel of land, situate and lying in the County of Davidson, State of Tennessee, and being hereinafter described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 30 ON THE PLAN OF PERCY PRIEST MEADOWS ADDITION, SECTION TWO, OF RECORD IN PLAT BOOK 8250, PAGE 200, REGISTERS OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

TO HAVE AND TO HOLD the aforesaid lot, tract, or parcel of land, together with all appurtenances and hereditaments thereunto appertaining unto the use and benefit of the Grantee, his heirs, successors, and assigns FOREVER.

AND THE GRANTOR does covenant and warrant that he has done nothing to impair such title as he has received, and that the Grantor will warrant and defend the title of the Grantee, his heirs, successors, and assigns, against the lawful claims of any person claiming under, by, or through Grantor, FOREVER.

THE AFORESAID grant of title is subject to the following exceptions:

1. 2007 and subsequent years property taxes
2. Restrictions, Easements, and other matters appearing of record or otherwise known to the Grantee.

THE GRANTOR acquired his interest in the aforesaid parcel by an instrument filed in the Davidson Registry of Deeds at Book 20070215-0019132, Page ___.

IN WITNESS WHEREOF the Grantor has hereunto set his hand and seal the 26th day of March, 2007.

COUNTRYWIDE HOME LOANS, INC. CORPORATE SEAL NEW YORK MAR. 4, 1959

BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE HOLDERS CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2004-15
by Attorney in Fact Countrywide Home Loans, Inc.

STATE OF TENNESSEE }
} *ss.*
COUNTY OF DAVIDSON }

Before me, the undersigned Notary Public, personally appeared of Countrywide Home Loans, Inc. attorney in fact for BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE HOLDERS CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2004-15, and being known to me, or made known to me upon satisfactory evidence, and acknowledged the due execution of the foregoing instrument for the purposes therein stated.

Witness my hand and seal of office this the 26th day of March, 2007.

07-02942

Notary Public / Stacy Israelson

My Commission Expires: 1/5/2011

STATE OF TENNESSEE }
} *ss.*
COUNTY OF DAVIDSON }



The actual consideration or value, whichever may be greater, which is given in exchange for the aforesaid estate, is $149,900.

Affiant / Evelyn Waithaka

STATE OF TENNESSEE }
} *ss.*
COUNTY OF DAVIDSON }

Sworn to and Subscribed before me this 26th day of March, 2007.



Notary Public / Stacy Israelson

My Commission Expires: 1/5/2011

07-02942