SPECIAL WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $76,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF May, 2007

Notary Public

MY COMMISSION EXPIRES: 1.22.09
(AFFIX SEAL)

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

RT1961

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Sandra Zamora	Countrywide Home Loans, Inc	058-12-0 025.00
(NAME)	(NAME)	
3328 Kings Lane	MS SV-79 Document Processing	Loan #
(ADDRESS)	(ADDRESS)	0001678 1143505007
	P.O. Box 10423	
Nashville TN 37218	Van Nuys CA 91410-0423	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, Bank of New York, as Trustee for the Certificateholders of Asset-Backed Certificates, Series 2003-SD2, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Sandra Zamora, an unmarried woman

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:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 240 on the Plan of Haynes Park Subdivision, Section 3, as of record in Book 4460, Page 185, Register's Office for Davidson County, Tennessee.

Said Lot No. 240 fronts 74 feet on the southerly side of Kings Lane and runs back between lines, 358.89 feet on the easterly side and 363.18 feet on the westerly side to a line at the rear on which it measures 73.75 feet thereon.

Being the same property conveyed to Bank of New York, as Trustee for the Certificateholders of Asset-Backed Certificates, Series 2003-SD2 by Successor Trustee's Deed from Philip M. Kleinsmith, Trustee dated July 6, 2006 and recorded July 21, 2006 in Instrument Number 20060721-0088035, 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 improved	☒	property, known as	3328 Kings Lane	Nashville	37218
			(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 Sandra Zamora, and his/her/their assigns, forever.

Said Bank of New York, as Trustee for the Certificateholders of Asset-Backed Certificates, Series 2003-SD2., 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.

Davidson County DEEDWARR
Recvd: 05/14/07 13:11 2 pgs
Fees:13.00 Taxes:281.20



20070514-0057463

IN WITNESS WHEREOF, the said Bank of New York, as Trustee for the Certificateholders of Asset-Backed Certificates, Series 2003-SD2., has executed this deed this 2nd day of January, 2007

Bank of New York, as Trustee for the Certificateholders of Asset-Backed Certificates, Series 2003-SD2 by Countrywide Home Loans Inc., as Attorney in Fact

By: Evelyn Waithaka

STATE OF TEXAS

COUNTY OF COLLIN

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Evelyn Waithaka, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Asst. Secretary of Countrywide Home Loans, Inc., , the Attorney in Fact of said Bank of New York, as Trustee for the Certificateholders of Asset-Backed Certificates, Series 2003-SD2., the within named bargainor, and that he/she as such Asst. Secretary, 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 X 20070514-0057463 of record in Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 2nd day of January, 2007

Jimmie Stanton / Notary Public

My Commission expires: 6/26/2010

JIMMIE STANTON
My Commission Expires
June 26, 2010

RETURN TO:

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

RT1961