Davidson County DEEDWARR
Recvd: 07/09/07 11:10 2 pgs
Fees:13.00 Taxes:455.10

20070709-0081436

S&K #: 07-51037

# SPECIAL WARRANTY DEED

THIS DEED, between HSBC Bank USA, National Association, as Trustee for Homes Equity Loan Trust Series ACE 2005-HE5 organized and existing under the laws of the United States of America, hereinafter called Grantor, and Netta M. Mashburn hereafter called Grantee.

WITNESSETH, That said Grantor for and in consideration of the sum of ten dollars ($10.00) and other valuable consideration, receipt of which is hereby acknowledged, has bargained and sold, and by these presents, does transfer and convey unto the said Grantee, and unto its successors and assigns, certain property described as follows:

Described property located in Davidson County, Tennessee, to wit:

**Lot Number 17 on the plan of a Horizontal Property Regime, Private Element Plat, Nashboro Village, Tract 7 , of record in Book 11700, Pages 49 and 50, which amends the plat of record on Book 4660, Page 156, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.**

This legal description is identical with that in Deed of Trust recorded in Instrument# 20050603-0063733 Register's Office of Davidson County, Tennessee.

For prior title, see Deed of record in Instrument# 20070305-0026527 in said Register's Office.

TO HAVE AND TO HOLD the said parcel of land, with the appurtenances, estate, title, and interest thereto belonging, to the said Grantee and its successors and assigns, forever.

Subject to any unpaid taxes, easements and restrictions.

Grantor does further covenant and bind Grantor's successors, to warrant and forever defend the title to the said Grantee and its successors and assigns, against the lawful claims of all persons by, through or under it, but not further or otherwise.

HSBC Bank USA, National Association, as Trustee for Homes Equity Loan Trust Series ACE 2005-HE5

Title: Melinda Garrott, Assistant Vice Presiden

By: Wells Fargo Bank, N.A., its attorney in fact

STATE OF Maryland
COUNTY OF Frederick

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Melinda Carroll of Wells Fargo Bank, N.A. as Attorney-in-Fact for HSBC Bank USA, National Association, as Trustee for Homes Equity Loan Trust Series ACE 2005-HE5 with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence). and who acknowledged that he/she/they executed the within instrument for the purposes therein contained and who further acknowledged that he/she/they is the Attorney in fact of the maker, 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 and Official Seal at Office this 21 day of June, 2007.

NOTARY PUBLIC

My Commission Expires: 01/01/10

DAPHNE K. HASSELL
NOTARY PUBLIC
FREDERICK COUNTY
MARYLAND
MY COMMISSION EXPIRES JAN. 1, 2010

DAPHNE K. HASSELL NOTARY PUBLIC FREDERICK COUNTY

STATE OF TN
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 $123,000.00 which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this the 22nd day of June 2007.

Notary Public

My commission expires: 6/29/2010

AMY SCHNADELBACH
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY
MY COMM. EXP. JUNE 29, 2010

Property Address: 2130 Nashboro Boulevard, Nashville, TN 37217

**PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:**
Netta M. Mashburn
2130 Nashboro Blvd
Nashville, TN 37217

Map & Parcel 135-120B-1700CO

**THIS INSTRUMENT PREPARED BY:**
Law Office of Shapiro & Kirsch, LLP
6055 Primacy Parkway
Suite 410
Memphis, TN 38119