RETURN TO:

First National Financial Title
25 Century Blvd., Ste. 203
Nashville, TN. 37214

N15118

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
First National Financial Title Services, LLC
25 Century Blvd., Suite 203
Nashville, TN 37214
Phone 615.883.0040 • Fax: 615.883.0827
File No. N15118

Davidson County DEEDWARR
Recvd: 07/18/07 10:59 2 pgs
Fees:13.00 Taxes:493.95
20070718-0085410

Property Address:
2852 Creekview Dr., Nashville, TN 37217 ---Above This Line Reserved For Official Use Only---

SPECIAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Deutsche Bank Trust Company Americas, f/k/a Bankers Trust Company, as trustee and custodian by: Saxon Mortgage Services, Inc. f/k/a Meritech Mortgage Services, Inc. as their attorney-in-fact**, existing under the laws of the United States of America, hereinafter referred to as Grantor, has this day bargained and sold, and by these presents does hereby transfer and convey unto **Jon Geffel, unmarried** hereinafter Grantee, the following lands and property, together with all improvements located thereon, lying in the Davidson County, Tennessee, to-wit:

Lot No. 666 on the Plan of Edge-O-Lake Estates, Section 16, as shown by plat of record in Plat Book 4175, Page 157, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

This legal description is identical with that in Deed of Trust recorded in Instrument# 200005120048067, Register's office of Davidson County, Tennessee.

Map & Parcel # 150-05-0-107.00

THIS IS IMPROVED PROPERTY KNOWN AS: ***2852 Creekview Dr., Nashville, TN 37217***

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said grantee, his/her heirs and assigns, forever and I do covenant with the said grantee that I lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out, and we do further covenant and bind myself, my heirs and representatives, to warrant and forever defend the title to the said land to the said grantee, his/her heirs and assigns, against the lawful claims of all persons whomsoever, ***but this Warranty Deed is limited to the time in which said real estate was lawfully seized and possessed by grantors herein and does not extend to any previous time thereto.*** Wherever used, the singular number shall include the plural, the plural, the singular, and the use of any gender shall be applicable to all genders.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING THE SAME premises conveyed to Grantor by virtue of a substitute trustee's deed from Priority Trustee Services of TN, L.L.C, Substitute Trustee, dated November 2, 2006, and recorded November 9, 2006, in the Register's Office for Davidson County, Tennessee, Instrument Number 200611090139391.

Taxes for tax year 2007 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

And furthermore, the said Grantor does by these presents bind itself and it's successors to warrant and defend the above granted and bargained premises to the said Grantee, his successors and assigns, against all claims and demands whatsoever, except as hereinbefore mentioned.

WITNESS Grantor's hand this 13 day of July, 2007.

DEUTSCHE BANK TRUST COMPANY AMERICAS, F/K/A BANKERS TRUST COMPANY, AS TRUSTEE AND CUSTODIAN BY: SAXON MORTGAGE SERVICES, INC. F/K/A MERITECH MORTGAGE SERVICES, INC. AS THEIR ATTORNEY-IN-FACT

By: _____
Aviva J. Bush, Vice President
SAXON MORTGAGE SERVICES, INC. F/K/A MERITECH MORTGAGE SERVICES, INC. AS THEIR ATTORNEY-IN-FACT

State of Colorado
County of Jefferson

On this the 13 day of July, 2007, before me, the undersigned officer, personally appeared Aviva J. Bush, Vice President, of Saxon Mortgage Services, Inc., as Attorney-in-Fact for DEUTSCHE BANK TRUST COMPANY AMERICAS, F/K/A BANKERS TRUST COMPANY, AS TRUSTEE AND CUSTODIAN with whom I am personally acquainted, and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained, and who further acknowledged that she is the Vice President, of Saxon Mortgage Services, Inc., the Attorney-in-Fact for DEUTSCHE BANK TRUST COMPANY AMERICAS, F/K/A BANKERS TRUST COMPANY, AS TRUSTEE AND CUSTODIAN and that she is authorized by DEUTSCHE BANK TRUST COMPANY AMERICAS, F/K/A BANKERS TRUST COMPANY, AS TRUSTEE AND CUSTODIAN to execute this instrument on it's behalf.

ELIAS AUKEE
Notary Public
State of Colorado

_____
Notary Public

My Commission expires: 3-2-11

I hereby swear or affirm that the actual consideration for this transfer, or the value of the property, whichever is greater is $133,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Sworn to and subscribed before me this the 13 of July, 2007.

ELIAS AUKEE
Notary Public
State of Colorado

_____
Notary Public

My Commission expires: 3-2-11

Name of Owner and Property Address:
Jon Geffel
4035 SW 334th PL
Federal Way, WA 98023

Person Or Entity Responsible For Payment Of Taxes:
Countrywide Home Loans, Inc.
801 Crescent Center Drive
Suite 510
Franklin, TN 37067Jon Geffel
4035 SW 334th PL
Federal Way, WA 98023

Tax Parcel ID#: 150-05-0-107.00