RJ-3961

Return to:

RESOURCE TITLE AGENGY OF TN, LLC
3931-B GALLATIN PIKE
NASHVILLE, TN 37216

20B

This instrument prepared by:
IN REM REO SERVICES, INC.
BY ITS ATTORNEYS BOIKO & SUSNABU, P.C.
3447 N. Lincoln Ave.
Chicago IL 60657
Phone: 773-296-6100

Davidson County DEEDWARR
Recvd: 09/04/07 12:55 3 pgs
Fees:18.00 Taxes:231.25
20070904-0105815

PLEASE RETURN TO:
AMTITLE & ESCROW, LLC
515 RIVERGATE PARKWAY, SUITE #111
GOODLETTSVILLE, TN 37072

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this 14th of Aug, 2007, by and between **DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT SERIES ITF SPMD 2004-B**, herein called Grantor, and **GREGORY M. TOLBERT AND LARRY J. TOLBERT***, herein called Grantee(s),
*as Joint Tenants with right of survivorship

WITNESSETH: That for and In consideration of Ten Dollars ($ 10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the Grantee(s) the following described real estate, situated and being in County of **DAVIDSON,** State of **TENNESSEE.**

Legal description is included on the attached Exhibit "A" which is incorporated by this reference. Being the same property conveyed by Deed of record recorded in the **DAVIDSON COUNTY REGISTER, TENNESSEE** Instrument# 20070625-0075466

TO HAVE AND HOLD the aforesaid real estate together with all the appurtenance and hereditaments thereunto belonging or in any wise appertaining unto the Grantee(s), their heirs, successors and assigns in fee simple forever.

The Grantor does hereby covenant with the Grantee that he is lawfully seized in fee of the aforesaid real estate; that he has good right to sell and convey the same; that the same is unencumbered, with the exception of the following:

1. City of Clinton taxes for the year 2006, and all subsequent years, the amount of which are not yet ascertainable, due or payable County of Anderson taxes for the year 2006, and all subsequent years, the amount of which are not yet ascertainable, due or payable.

2. Other exceptions if any listed below.

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons, Claiming by, through, or under it, but not further or otherwise.

The reference to singular person shall mean more than one person where applicable, and pronouns shall be construed by their proper gender and number according to the context hereof.

WITNESS the signature of the Grantor the day and year first above written.

DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT SERIES ITF SPMD 2004-B, BY INDYMAC BANK, FSB, AS ATTORNEY IN FACT

By _____

Title REO
Cary B. Sternberg
Vice President

STATE OF TEXAS
COUNTY OF WILLIAMSON

Personally appeared before me, Cary B. Sternberg, the within named, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person(s) executed the within instrument for the purposes herein contained.

Witness my hand, at office: 8/14/07.

STEFANIE SHENG
Notary Public
STATE OF TEXAS
My Comm Exp Apr 11 2011

NOTARY PUBLIC
My Commission Expires: 4/11/11

I, or we, hereby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 62,500.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Kim R. McCord
Affiant

Witness my hand, at office: Davidson County TN

ELAINE EVERSMEYER
State of Tennessee Notary Public
DAVIDSON COUNTY

NOTARY PUBLIC
My Commission Expires: 1.22.09

Property Address: **2598 BETHWOOD DRIVE; NASHVILLE, TENNESSEE 37207**
Owner's Name: **GREGORY M. TOLBERT AND LARRY J. TOLBERT**
Owner's Address: **2261 Riverway Drive, Old Hickory, TN 37138**

Mail Tax bill to: **SunTrust Mortgage, Inc., 201 4th Avenue N/7th Floor, Nashville, TN 37219**

Parcel No.	Title No.	File No.
061-13/0-026.00		

P.O.A. of record in BK. * _____, in pg. 20070904.0105814, in the County Register's Office, Davidson County, Tennessee.

*Instrument No. 20070904.0105814

EXHIBIT "A", Legal Description

LAND in Davidson County, Tennessee, described as follows: Being Lot No. 136 on the Plan of Shepardwood Subdivision, Section 2, of record in Book 4460, Page 66, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said lot.

Being the same property conveyed to Lola M. Ransom, unmarried and Moses Ransom, Jr., unmarried by Warranty Deed dated January 31, 1997, from Beverly J. Roderick, a single person, of record in Book 10345, Page 608, Register's Office for Davidson County, Tennessee. And further by Appointment of Successor Trustee of record in Instrument No. 20070615-0071694, Register's Office for Davidson County, Tennessee. And further conveyed to Deutsche Bank National Trust Company as Trustee under the Pooling and Servicing Agreement Series ITF SPMD 2004-B, by Trustee's Deed dated June 20, 2007, from Toney Brasuell, Co-Trustee, of record by Instrument No. 20070625-0075466 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2007, and subsequent years, easements and restrictive covenants of record.