SPECIAL WARRANTY DEED

ELAINE EVERSMEYER State of Tennessee Notary Public DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $123,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF October, 2007

Notary Public

MY COMMISSION EXPIRES: 1.22.09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

3931 Gallatin Pike, Suite B Nashville, TN 37216 (615)-782-8115

RT4677

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mark R. Picardo	COUNTRYWIDE BANK NA	149-01-0-B 068.00 CO
(NAME)	(NAME)	
804 Billingsgate Court	750 OLD HICKORY BLVD #180	LOAN NO
(ADDRESS)	(ADDRESS)	186238270
Antioch TN 37013	BRENTWOOD TN 37027	
(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, Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Mark R. Picardo, AN UNMARRIED MAN.

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:

Real estate located in Davidson County, Tennessee, described as follows:

Lot Number 269 on the plan of Piccadilly Square, Phase III, a Planned Unit Development, of record in Book 6250, Pages 892-894, Register's Office for Davidson County, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Rochelle Just, single, by Warranty Deed from Gillian E. M. Eftekhari and Ezatollah Eftekhari, both unmarried, dated October 22, 2004 and recorded January 11, 2005 in Instrument Number 20050111-0004125, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1 by Substitute Trustee's Deed from Shapiro & Kirsch, LLP., as Substitute Trustee, dated September 5, 2007 and recorded September 14, 2007 in Instrument Number 20070914-0110432, 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 804 Billingsgate Court Antioch 37013

(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 Mark R. Picardo, and his/her/their assigns, forever.

Said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1., 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: 11/02/07 10:33 2 pgs
Fees:13.00 Taxes:458.43
20071102-0129404

IN WITNESS WHEREOF, the said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1, executed this deed the 19th day of October, 2007.

Signed, acknowledged and delivered in the presence of:

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR LONG BEACH MORTGAGE LOAN TRUST 2005-1, BY ITS ATTORNEY-IN-FACT, WASHINGTON MUTUAL BANK

Witness Nancy Crisante

Witness Barbara Verderame

By: Lorre L. Lettman
Its: Officer

See Limited Power of Attorney authorizing the signatory on the Deed recorded in Davidson County at Instrument #200610110126431.

Print names below signatures

State of Florida)
) ss
County of Duval)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Lorre L. Lettman, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges herself to be the Officer of Washington Mutual Bank, Attorney-in fact for said aforesaid, the within named bargainor, and that she as such Officer being authorized so to do executed the foregoing instrument for the purposes therein contained.

Witness my hand and Notarial Seal this 19th day of October, 2007.

Notary Public
My commission expires:

STACY L. MILLER
MY COMMISSION # DD 621922
EXPIRES: January 21, 2011
Bonded Thru Budget Notary Services

Return To:
Resource Title Agency of Tennessee
3931 Gallatin Pike, Suite B
Nashville, TN 37216
RT 4677