FILE NO.: 416.0800840TN\X
LOAN NO.: 17214222\CONV

Davidson County DEEDTRS
Recvd: 03/07/08 12:39 2 pgs
Fees:13.00 Taxes:477.08
20080307-0023317

THIS INSTRUMENT PREPARED
BY & RETURN TO:
Nationwide Trustee Services, Inc.
1587 N.E. Expressway
Atlanta, GA 30329

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated July 19, 2006 and recorded in the Register's Office of Davidson County, TN, at Instrument 200608080097126, ("Deed of Trust")Mary E.Padilla and Wuilver D. Padilla conveyed to Title Specialist, Inc., as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to LaSalle Bank National Association, as trustee for Ownit Mortgage Loan Asset Backed Certificates, Series 2006-7; and

WHEREAS, **LaSalle Bank National Association, as trustee for Ownit Mortgage Loan Asset Backed Certificates, Series 2006-7,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Instrument 200802060012286** in the Register's Office of Davidson County, TN; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in conformity with the laws of TN and the terms and provisions of said Deed of Trust on 02/07/08, 02/14/08, 02/21/08, in THE NASHVILLE RECORD, by which advertisement the sale was held on February 28, 2008, at the corner of Fifth and Broadway at the Main Entrance to the Sommet Center F/K/A Gaylord Entertainment Center in Nashville, Davidson County, TN, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Higgins, Himmelberg & Piliponis, P.L.L.C., the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **LaSalle Bank National Association, as trustee for Ownit Mortgage Loan Asset Backed Certificates, Series 2006-7**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $128,940.00; and

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by LaSalle Bank National Association, as trustee for Ownit Mortgage Loan Asset Backed Certificates, Series 2006-7 as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Nationwide Trustee Services, Inc.**, as Substitute Trustee, does hereby grant, bargain, sell and convey unto **LaSalle Bank National Association, as trustee for Ownit Mortgage Loan Asset Backed Certificates, Series 2006-7**, its successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of TN:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Land in Davidson County, Tennessee, being Lot No. 39 on the plan of Edge-O-Lake, Section 20-A of record in Plat Book 5200, page 183, Register's Office for said County to which reference is made for a more complete description. Being the same property conveyed to Henry Ray Barron and wife, Mavis Clare Barron by Warranty Deed from Kevin W. Ogle and wife, Mindy Jo Ogle dated December 19, 2005 recorded December 28, 2005 in Instrument 200512280155711 in th Office of the Register of Deeds for Davidson County, Tennessee. Also being the same property to Kevin W. Ogle and wife, Mindy Jo Ogle by Warranty Deed from recorded 10/28/97 in Book 11058, Page 504 in the Office of the Register of Deeds for Davidson County, Tennessee. Description contained herein was taken from a prior deed and without benefit of an updated survey. Preparer makes no representation as to the accuracy of said description.

The last recorded Warranty Deed was filed of record at Instrument 200608080097125 in the Register's Office of Davidson County, TN.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said **LaSalle Bank National Association, as trustee for Ownit Mortgage Loan Asset Backed Certificates, Series 2006-7**, its successors and assigns forever, to

whom the said, **Nationwide Trustee Services, Inc.**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Nationwide Trustee Services, Inc.**, Substitute Trustee, has hereunto set his hand, this 28th day of February, 2008.

Germaine Duncan

Nationwide Trustee Services, Inc.
Substitute Trustee

STATE OF GEORGIA

COUNTY OF DEKALB

On this 28th day of February, 2008, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Germaine Duncan, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President of **Nationwide Trustee Services, Inc.**, the within named bargainor, and as such officer or member being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the limited liability company by himself or herself as such officer or member.

WITNESS my hand and Notarial Seal the day and year above written.

Robin M. Walker

Notary Public

My Commission Expires: April 12, 2008

Robin M. Walker
Notary Public, State of Georgia
DeKalb County
My Commission Expires April 12, 2008

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STATE OF GEORGIA

COUNTY OF DEKALB

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $128,940.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Germaine Duncan

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 28TH DAY OF FEBRUARY 2008.

Robin M. Walker

Notary Public

My Commission Expires: April 12, 2008

Robin M. Walker
Notary Public, State of Georgia
DeKalb County
My Commission Expires April 12, 2008

MSP No.: 416.0800840TN (Padilla)
Lender Loan No.: 17214222
Property Address: 908 Lenora Court, Nashville, TN 37217
Tax Parcel ID No.: 136-13;130.00

Mail Tax Notices To and Property Owner:

Litton Loan Servicing
4828 Loop Central Drive
Houston, TX 770812226