Davidson County DEEDWARR
Recvd: 06/23/08 08:42 3 pgs
Fees:18.00 Taxes:214.60
20080623-0064000

| This Instrument prepared by: | Please send tax notice to the following: |
|---|---|
| U.S. Land Title, LLC | New Owner: J & M Development LLC |
| 4875 Olde Towne Parkway, Suite 150 | 509 Alamade Court |
| Marietta, GA 30068 | Brentwood, TN 37027 |

File # 85002426
REO # 38010328

Parcel #072 06 02 63.00 (incorrectly referenced as 083-06-0-263.00 on the prior deed)

Address: 1124 MCGAVOCK PIKE, NASHVILLE, TN 37216

## SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF NEW CENTURY HOME EQUITY LOAN TRUST, SERIES 2005-B, ASSET BACKED PASS-THROUGH CERTIFICATES, a corporation organized and existing under the laws of the United States** , (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does/do hereby transfer and convey unto **J & M DEVELOPMENT, LLC,** (herein referred to as "Grantee"), his/her/their/its heirs, successors and/or assigns, forever, the following described tract or parcel of land located in **Davidson** County, Tennessee, to wit:

**Please see attached Exhibit "A"**

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto said Grantee, his/her/their heirs and assigns, in fee simple forever.

GRANTOR COVENTANTS with the said Grantee that they are lawfully seized and possessed of said property, that they have a good and lawful right to sell and convey the same and that they are from any lien or encumbrance whatsoever, except for applicable zoning and building regulations, all visible easements, restrictions and limitations of record and any real estate taxes, which are to be prorated.

GRANTOR FURTHER COVENANTS with the said Grantee and binds themselves, his/her/their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee, his/her/their heirs and assigns, against the lawful claims and demands of all persons whomsoever.

ALL warranties of Grantor herein contained are expressly limited to those person or parties claiming by, through or under Grantor.

WITNESS this the 12 day of JUNE, 2008.

**DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF NEW CENTURY HOME EQUITY LOAN TRUST, SERIES 2005-B, ASSET BACKED PASS-THROUGH CERTIFICATES**
**By: Ocwen Loan Servicing, LLC, as its Attorney In Fact**

By: **KEITH CHAPMAN**
Its: REO Closing Manager

OCWEN LOAN SERVICING, LLC CORPORATE SEAL

STATE OF FL )
COUNTY OF ORANGE )

BEFORE ME, a Notary Public of the state and county mentioned, personally appeared KEITH CHAPMAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an authorized signatory of Ocwen Loan Servicing, LLC, as attorney in fact, and who acknowledged that he/she as such, being authorized so to do, executed and delivered the foregoing instrument on behalf of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF NEW CENTURY HOME EQUITY LOAN TRUST, SERIES 2005-B, ASSET BACKED PASS-THROUGH CERTIFICATES, its successors and assigns, by Ocwen Loan Servicing, LLC, as its attorney in fact and as the free act and deed of the within named DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR THE REGISTERED HOLDERS OF NEW CENTURY HOME EQUITY LOAN TRUST, SERIES 2005-B, ASSET BACKED PASS-THROUGH CERTIFICATES.

WITNESS my hand and seal at office this 12 day of JUNE, 20 08.

THEO SMITH
Comm# DD0791781
Expires 5/26/2012
Florida Notary Assn., Inc

Notary Public, My commission expires: 5/26/12

I, or we, hereby swear or affirm to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 58,000.00 which amount is equal to or greater than the amount which the property is transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to me before me on the date written above.

5/26/12
My Commision Expires

Notary Public

THEO SMITH
Comm# DD0791781
Expires 5/26/2012
Florida Notary Assn., Inc

**EXHIBIT "A"**

DESCRIBED PROPERTY LOCATED IN DAVIDSON COUNTY, TENNESSEE TO WIT:

LOT NUMBER 23 ON THE PLAN OF BRANSFORD REALTY COMPANY'S SUBDIVISION OF MAXEY AVENUE AND GALLETIN ROAD PROPERTY, AS OF RECORD IN BOOK 332, PAGE 44, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY,

SAID LOT NUMBER 23 FRONTS 50.0 FEET ON THE SOUTHERLY MARGIN OF MCGAVOK PIKE (FORMERLY MAXEY AVENUE) AND RUNS BACK BETWEEN PARALLEL LINES MEASURING 200.0 FEET ON EACH LINE TO AN ALLEY IN THE REAR, MEASURING 50.0 FEET THEREON.

The property hereinabove described was acquired by the Grantor by instrument recorded at instrument number 20080314-0026194 in the aforesaid County and State.