Record & Return to
Watauga Title Company
155 Franklin Road, Suite 120
Brentwood, TN 37027

STATE OF TEXAS
COUNTY OF DALLAS

The actual consideration or value, whichever is greater, for this transfer is $205,000.00.

Subscribed and sworn to before me this 3rd day of March, 2009.

My Commission Expires: 7/24/2011

KAVITA R. COOPER
Notary Public, State of Texas
My Commission Expires
July 24, 2011

Affiant Claudia Alvear

Kavita R. Cooper
Notary Public

BILL GARRETT, Davidson County
Trans:T20090022090 DEEDWARR
Recvd: 04/03/09 09:22 2 pgs
Fees:13.00 Taxes:758.50
20090403-0030224

# SPECIAL WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY
*TAYLOR TITLE & ESCROW, INC.*
*51 CENTURY BLVD., SUITE 130*
*NASHVILLE, TENNESSEE 37214*

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: |
|---|---|
| DAVID MONGER and wife,<br>LINDSEY MONGER<br>1404 BLOSSOM COURT<br>HERMITAGE, TN 37076<br><br>MAP & PARCEL NO. 075-12-0 E 008.00 CO | USAA Fed. Savings Bank<br>10750 McDermott Freeway<br>San Antonio, TX 78288 |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for HSI Asset Securitization Corporation Trust (HASCO) 2006-NC1,

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

*DAVID MONGER and wife, LINDSEY MONGER,*

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DAVIDSON COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 22 on the Final Plat of Blossom Trace Subdivision, Davidson County, Tennessee, as shown on plat of record in Instrument No. 20010724-0078049, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Deutsche Bank National Trust Company, as Trustee, by Trustee's Deed from Greg Ivester, Co-Trustee, dated November 13, 2008, and filed of record on November 24, 2008, in Instrument No. 20081124-0115135, Register's Office for Davidson County, Tennessee.

THIS IS IMPROVED PROPERTY KNOWN AS: *1404 BLOSSOM COURT, HERMITAGE, TN 37076*

TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH THE APPURTENANCE, ESTATE, TITLE AND INTEREST THERETO BELONGING TO THE SAID GRANTEES, THEIR HEIRS AND ASSIGNS, FOREVER; AND WE DO COVENANT WITH THE SAID GRANTEES THAT WE ARE 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 OURSELVES, OUR HEIRS AND REPRESENTATIVES, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID GRANTEES, THEIR 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.

**WITNESS OUR HANDS THIS** 3rd **DAY OF MARCH, 2009.**

***Deutsche Bank National Trust Co, as Trustee for HSI Asset Securitization Corporation Trust (HASCO) 2006-NC1***

**By Attorney-inFact:** JP Morgan Chase Bank, N.A

**by:** Perry Pollard
Assistant Vice President

**STATE OF TEXAS**
**COUNTY OF DALLAS**

**Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared** Perry Pollard Assistant Vice President, **who, upon oath, acknowledged him/herself to be the** ~~Assistant Vice President~~ **of** JP Morgan Chase Bank, N.A., **with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that** JP Morgan Chase Bank NA **executed the within instrument for the purposes therein contained and who further acknowledged that** JP Morgan Chase Bank NA **is the attorney-in-fact of the maker or a constituent of the maker and is authorized by the maker or by its constituent, constituent being authorized by the maker, to execute this instrument on behalf of the maker.**

**Witness my hand and official seal at office on this the** 3rd **day of March, 2009.**

**My Commission Expires:** 7/24/2011

KAVITA R. COOPER
Notary Public, State of Texas
My Commission Expires
July 24, 2011

Kavita R. Cooper
**Notary Public**

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**SPECIAL WARRANTY DEED**

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