Prepared By: Express Title & Closing Agency, Inc.
4228 Hwy. 411
Madisonville, Tennessee 37354

File# 4029-09
CIT #9501445325
Prior Mortgager: Mitchell

BILL GARRETT, Davidson County
Trans:T20090022730 DEEDWARR
Recvd: 04/06/09 12:35 2 pgs
Fees:13.00 Taxes:138.75
20090406-0031169

SPECIAL/LIMITED WARRANTY DEED

THIS INDENTURE, made this 26 day of **March** A.D., **2009**, between

THE BANK OF NEW YORK ON BEHALF OF CIT MORTGAGE LOAN TRUST, 2007-1
of New York, First Parties, and

REMON MAWAD
Of Davidson County, Tennessee, Second Parties,

WITNESSETH: that said First Parties, for and in consideration of the sum of

One and NO/100's********Dollars ($ 1.00)

to us in hand paid by Second Parties, the receipt of which is hereby acknowledged, have granted, bargained, sold and conveyed, and do hereby grant, bargain, sell and convey unto the said Second Parties the following described premises, to wit:

PROPERTY BEING known as 3316 Oak Tree Court, Antioch, TN 37013 and being described as follows:

BEING Lot No. 54-B, Zone Lot Division of Lakeshore Woods, Section 2, of record in Plat Book 6250, Page 483, Register's Office for Davidson County, Tennessee, to which plat specific reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to The Bank of New York on behalf of CIT Mortgage Loan Trust, 2007-1 from Trustee Management Company as Successor Trustee by Substitute Trustee's Deed dated October 1, 2008, recorded October 9, 2009, in Deed Book 20081009, Page 0102334, in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE is made subject Restrictions of record in Book 6063, Page 351, Book 7112, Page 546 and Book 6230, Page 385, all in the Register's Office for Davidson County, Tennessee. Further subject to all applicable restrictions, easements, rights of way and/or building setback lines of record or as may be shown by inspection or survey.

MORE COMMONLY KNOWN AS: 3316 OAK TREE COURT, ANTIOCH TN 37013

PARCEL ID NO. 150-07-0-47

THE ABOVE DESCRIPTION is the same as the previous Deed of Record, no boundary survey having been made at the time of this conveyance.

OWNER\TAXPAYER
Remon Mawad
1634 E. First Ave.
Crestview, FL 32539

CLT: 150-07-0-47

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto

belonging, to the Grantees their (successors), heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth hereinafter.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their (successors), heirs and assigns, against the lawful claims of all persons, claiming by, through or under the grantor.

Whenever 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 hand this 26 day of March, 2009, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Attested by:

(L.S.)
THE BANK OF NEW YORK ON BEHALF OF CIT MORTGAGE LOAN TRUST 2007-1
By The CIT Group/Consumer Finance, Inc., Its attorney in fact

ROY LACEY

STATE OF Oklahoma

COUNTY OF Oklahoma

Before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, personally appeared SHANNON HUTTON, who acknowledged himself/herself to be the AUTHORIZED SIGNATORY, of The CIT Group/Consumer Finance, Inc., attorney in fact for The Bank of New York on Behalf of The Cit Mortgage Loan Trust 2007-1 and that he/she as such being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation.

Witness my hand and seal at office, this 26 day of March, 2009

Notary Public

NANCY ORTIZ NOTARY # 04008855 EXP. 09/29/12 PUBLIC STATE OF OKLAHOMA

My commission Expires:

I hereby swear or affirm that the actual consideration or true value of this transfer, ~~whichever~~ is greater is $37,500.00

Affiant

Subscribed and sworn before me this 3 day of April, 2009

Notary Public
My commission expires: 04/18/12

GELA FABRIZIO Notary Public At Large MONROE COUNTY, TN