THIS INSTRUMENT PREPARED BY:
WEISS SPICER CASH, PLLC
Attorneys at Law
208 Adams Avenue
Memphis, TN 38103
(901) 526-8296

Record and Return to:

Tennessee Title Services
8005 Church St E s 216
Brentwood, TN 37027

SPECIAL WARRANTY DEED

THIS INDENTURE, made this 28th day of May, 2009 by and between The Bank of New York Mellon f/k/a the Bank of New York as successor to JPMorgan Chase Bank, National Association, as Trustee for the benefit of the Certificateholders of Equity One ABC, Inc. Mortgage/Pass-Through Certificate Series #2002-5, hereinafter called Grantor, and Karam Isbak and Tereza Fanawel, ** their heirs and assigns, hereinafter called Grantee, Y.

** husband and wife

WITNESSETH, that the said Grantor, for and in consideration of the sum of Ten Dollars ($10.00) in hand paid by Grantee and other valuable considerations, the receipt whereof is acknowledged, hereby grants, bargains and sells to the said Grantee, in fee simple forever, the following described land in the County of Davidson, State of Tennessee, to-wit:

Land in Davidson County, TN, being Lot No. 203 on the Plan of Pinnacle Point Subdivision, Phase 5, of record in Plat Book 8250, Page 842, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed by Substitute Trustee's Deed of record in Instrument Number 20081030-0108167, Register's Office of DAVIDSON County, Tennessee.

TO HAVE AND TO HOLD the above-reference property, with appurtenances, unto the said Grantee, its successors and assigns, in fee simple forever.

GRANTOR makes no representations or warranties, of any kind or nature whatsoever, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

AND SAID GRANTOR does hereby specially warrant the title to said lands and will defend the same against the lawful claims of any person whomsoever claiming by, through, or under the said Grantor.

BILL GARRETT, Davidson County
Trans:T20090037366 DEEDWARR
Recvd: 06/04/09 15:36 2 pgs
Fees:13.00 Taxes:421.80
20090604-0052049

IN WITNESS WHEREOF, the above named corporate grantor has caused this instrument to be executed by and through its duly authorized officers, this 28th day of May, 2009.

The Bank of New York Mellon f/k/a the Bank of New York as successor to JPMorgan Chase Bank, National Association, as Trustee for the benefit of the Certificateholders of Equity One ABC, Inc. Mortgage/Pass-Through Certificate Series #2002-5

BY: _____

TITLE: LITTON LOAN SERVICING, LP ATTORNEY-IN-FACT

J. LYNN BURROW
ASSISTANT VICE PRESIDENT

STATE OF TEXAS
COUNTY OF HARRIS

BEFORE ME, a Notary Public of the state and county mentioned, personally appeared J. LYNN BURROW, 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 authorized signatory of Litton Loan Servicing, LP, as attorney in fact and who acknowledged that he/she as authorized signatory, being authorized so to do, executed and delivered the foregoing instrument on behalf of The Bank of New York Mellon f/k/a the Bank of New York as successor to JPMorgan Chase Bank, National Association, as Trustee for the benefit of the Certificateholders of Equity One ABC, Inc. Mortgage/Pass-Through Certificate Series #2002-5, its successors and assigns, by Litton Loan Servicing, LP, its attorney-in-fact (hereinafter referred to as The Bank of New York Mellon) and as the free act and deed of the within named The Bank of New York Mellon.

Witness my hand and seal, this 21 day of May, 2009.

JENNIFER M. MARTINEZ
MY COMMISSION EXPIRES
AUGUST 27, 2011

_____
Notary Public

My commission expires:

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Property Address: 1032 Blue Mountain Lane, Antioch, TN 37013
Parcel # 135-140A-203.00
Property owner and agency responsible for payment of taxes
Mail Tax Bill to: Karam Isbak and Tereza Fanawel
1032 Blue Mountain Lane
Antioch, TN 37013

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or true value, whichever is greater, for this transfer is $114,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF May, 2009.

Notary Public
My Commission Expires:

CAROL L BAKER
NOTARY PUBLIC
STATE OF TENNESSEE
CHEATHAM COUNTY

2075-079213-LC