RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Kenneth R. Keith and Julie Keith

GRANTEE(s)
US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

BILL GARRETT, Davidson County
Trans: T20090037812 DEEDTRS
Recvd: 06/08/09 08:54 5 pgs
Fees: 28.00 Taxes: 563.07
20090608-0052621

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated September 9, 2005 and recorded September 13, 2005, as Instrument No. 20050913-0110009 in the Register's Office of Davidson County, Tennessee, Kenneth R Keith and Julie Keith conveyed to Lawyers Escrow Service, Inc., as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Ownit Mortgage Solutions, Inc., and Ownit Mortgage Solutions, Inc.'s successors and assigns, the hereinafter described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured has appointed **SHELLIE WALLACE** as Successor Trustee and **MATTHEW SMITH** as Co-Trustee by instrument of record recorded on May 14, 2009 as Instrument No. 20090514-0044479 in the Register's Office of Davidson County, Tennessee; 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 has requested said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale identifying all interested parties of said property was made and given conformity with the terms and provisions of said Deed of Trust, and Tenn. Code Ann. Sec. 35-5-104; and

WHEREAS, pursuant to said advertisement and notice, on May 20, 2009 at the The Sommet Center in **Nashville, Tennessee, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1, at and for the sum of $152,181.03, that being the highest and best bid offered; and**

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor Trustee the expenses of the sale with the balance being applied upon said indebtedness for which said property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1 of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned Successor Trustee does hereby grant, bargain, sell, and convey to the said US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Land in Davidson County, Tennessee, being Lot No. 184 on the plan of Hidden Creek, Phase 1, Section 1, Phase 2 and Phase 3, Section 1 of record in Instrument No. 20030213-0020016, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.
>
> Being the same property conveyed to Kenneth R. Keith and Julie Keith, husband and wife by Warranty Deed recorded September 13, 2005 , as Instrument No. 20050913-0110008, Register's Office for Davidson County, Tennessee.
>
> Commonly known as: 3621 Coles Branch Drive, Antioch, Tennessee 37013-4579.
>
> Tax Parcel No.: 173160A08700CO

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor Trustee has hereunto set his or her hand and seal this 20th day of May, 2009.

Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 20 day of May 09

NOTARY PUBLIC-ARKANSAS LAUREN DABOUS No. 12366534 COMM. EXP. 6-25-2018 PULASKI COUNTY

Lauren Dabous
Notary Public

My Commission Expires: 6-25-18

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $152,181.03, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Shellie Wallace
Successor Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, as Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the foregoing Form For Oath for the purposes therein contained.

Witness my hand and seal at Little Rock this 20 day of May, 09.

NOTARY PUBLIC-ARKANSAS LAUREN DABOUS No. 12366534 COMM. EXP. 6-25-2018 PULASKI COUNTY

Lauren Dabous
Notary Public

My Commission Expires: 6-25-18

PROPERTY OWNER OR AGENT RESPONSIBLE FOR PAYMENT OF TAXES:
US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1
3476 Stateview
Fort Mill, SC 29715

EXHIBIT "A"

SERVICEMEMBERS CIVIL RELIEF ACT AFFIDAVIT

STATE OF Arkansas

COUNTY OF Pulaski

BEFORE ME, the undersigned authority, on this day personally appeared **Shellie Wallace**, who after being duly sworn, deposed and stated:

1. I am the Successor Trustee with a certain deed of trust, dated September 9, 2005, recorded September 13, 2005, as Instrument No. 20050913-0110009 in the Register's Office of Davidson County, Tennessee, executed by Kenneth R Keith and Julie Keith in favor of Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Ownit Mortgage Solutions, Inc., and Ownit Mortgage Solutions, Inc.'s successors and assigns to secure the payment of a deed of trust note to Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for Ownit Mortgage Solutions, Inc., and Ownit Mortgage Solutions, Inc.'s successors and assigns.

2. US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1 is the holder of or agent for the holder of the indebtedness secured by said deed of trust.

3. To the best of my knowledge and belief, the mortgagors holding an interest in the above-described property were (1) not members of the Armed Forces of the United States of America and had not been members of any such entities for at least three (3) months prior to the date of the foreclosure sale the subject hereof or (2) were members Armed Forces of the United States of America at the **time the security instrument was executed.**

4. As such, foreclosure of this property will not be subject to the provisions of 50 U.S.C.S. §501, *et seq.* (the Servicemembers Civil Relief Act).

FURTHER AFFIANT SAYETH NOT.

DATED this 26th day of May, 2009.

Shellie Wallace

Affiant

ACKNOWLEDGMENT

STATE OF Arkansas

COUNTY OF Pulaski

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Shellie Wallace, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Successor Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 20 day of May, 09.

NOTARY PUBLIC-ARKANSAS
LAUREN DABOUS
No. 12366534
COMM. EXP. 6-25-2018
PULASKI COUNTY

Lauren Dabous
Notary Public

My Commission Expires: 6-25-18

DServiceMembersAffidavitTX_mokere_090520_1449

Department of Defense Manpower Data Center APR-06-2009 08:45:31

Military Status Report
Pursuant to the Servicemembers Civil Relief Act

Last Name	First/Middle	Begin Date	Active Duty Status	Service/Agency
KEITH	KENNETH	Based on the information you have furnished, the DMDC does not possess any information indicating that the individual is currently on active duty.		

Department of Defense Manpower Data Center APR-06-2009 08:46:01

Military Status Report
Pursuant to the Servicemembers Civil Relief Act

Last Name	First/Middle	Begin Date	Active Duty Status	Service/Agency
KEITH	JULIE	Based on the information you have furnished, the DMDC does not possess any information indicating that the individual is currently on active duty.		