BILL GARRETT, Davidson County
Trans:T20090037897 DEEDWARR
Recvd: 06/08/09 10:34 3 pgs
Fees:18.00 Taxes:140.60
20090608-0052811

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SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this May 26, 2009, by and between **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2007-A, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES INABS 2007-A UNDER THE POOLING AND SERVICING AGREEMENT DATED MAR 1, 2007,** herein called Grantor, and **WILLIAM B. BASS AND SARA C. BASS**, herein called Grantees,

WITNESSETH: That for and In consideration of **THIRTY EIGHT THOUSAND AND 00/100 DOLLARS ($38,000.00)**, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the Grantor has bargained and sold and does hereby bargain, sell, convey and confirm unto the Grantee the following described real estate, situated and being in County of **DAVIDSON,** State of **TENNESSEE.**

Legal description is included on the attached Exhibit "A" which is incorporated by this reference. Being the same property conveyed by Deed of record recorded in the **DAVIDSON COUNTY REGISTER, TENNESSEE** under Instrument No. 20090302-0017975

TO HAVE AND HOLD the aforesaid real estate together with all the appurtenance and hereditaments thereunto belonging or in any wise appertaining unto the Grantee, his heirs, successors and assigns in fee simple forever.

The Grantor does hereby covenant with the Grantee that he is lawfully seized in fee of the aforesaid real estate; that he has good right to sell and convey the same; that the same is unencumbered, with the exception of the following:

1. City of N/A taxes for the year _____, and all subsequent years, the amount of which are not yet ascertainable, due or payable County of Davidson taxes for the year 2009, and all subsequent years, the amount of which are not yet ascertainable, due or payable.

2. Other exceptions if any listed below.

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons, Claiming by, through, or under it, but not further or otherwise.

The reference to singular person shall mean more than one person where applicable, and pronouns shall be construed by their proper gender and number according to the context hereof.

WITNESS the signature of the Grantor the day and year first above written.

This instrument was prepared by: **IN REM REO SERVICES, INC. BY ITS ATTORNEYS BOIKO AND OSIMANI, P.C., RONALD S. OSIMANI 3447 N. Lincoln Ave., Chicago, Illinois 60657; Phone: 773-296-6100, Fax: 773-296-6166**

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2007-A, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES INABS 2007-A UNDER THE POOLING AND SERVICING AGREEMENT DATED MAR 1, 2007, BY ITS ATTORNEY IN FACT ONEWEST BANK, FSB, AS SUCCESSOR TO INDYMAC BANK, F.S.B.

By _____
Roger Stotts

Title Vice President

STATE OF Texas
COUNTY OF Williamson

Before me, the undersigned notary public of the State and County mentioned, personally appeared Roger Stotts, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the V.P. of **ONEWEST BANK, FSB AS SUCCESSOR TO INDYMAC BANK, F.S.B. IT'S ATTORNEY IN FACT FOR DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE OF THE HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2007-A, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES INABS 2007-A UNDER THE POOLING AND SERVICING AGREEMENT DATED MAR 1, 2007** the within named bargainor, a corporation, and that as such Roger Stotts, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as V.P. Power of Attorney of record in Book *, page _____, Register's Office for Davidson County, TN
*20090608005281O

WITNESS my hand and notarial seal at office this 26 day of May 2009.

My commission expires:

_____
Notary Public

KARLA AGUILAR NOTARY PUBLIC STATE OF TEXAS EXPIRES 07-21-2012

Witness my hand, at office: 7700 WEST PARMER LANE, BLDG D, AUSTIN, TEXAS 78729

I, or we, hereby swear or affirm that, to the best of the affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $38,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant Stacey Francis
Closer

Witness my hand, at office: 5-26-09

_____
NOTARY PUBLIC

KARLA AGUILAR NOTARY PUBLIC STATE OF TEXAS EXPIRES 07-21-2012

My Commission Expires:
Property Address: **3011 KEELING AVENUE, NASHVILLE, TN 37216**
Owners' Names: **WILLIAM B. BASS AND SARA C. BASS**
Owner's Address: **3011 KEELING AVENUE, NASHVILLE, TN 37216**
Parcel# **072-05-0 095.00**
Mail Tax bill to: William B. Bass and Sara C. Bass
P.O. Box 1391
Goodlettsville, TN 37070

This instrument was prepared by: **IN REM REO SERVICES, INC. BY ITS ATTORNEYS BOIKO AND OSIMANI, P.C., RONALD S. OSIMANI 3447 N. Lincoln Ave., Chicago, Illinois 60657; Phone: 773-296-6100, Fax: 773-296-6166**

EXHIBIT "A"

Real estate located in Davidson County, Tennessee, described as follows:

Beginning at an iron (new), in the easterly margin of Keeling Avenue, the southwest corner of a tract of land which belongs to Angela R. Bess, having a deed reference in Instrument No. 200010300107478, RODCT, the northwest corner of this tract and continuing as follow: S 81° 07' 45" E, 149.67 feet to a pipe (old), the southeast corner of said tract of land which belongs to Angela R. Bess, in the westerly boundary of a tract of land which belongs to Central Zion Missionary Baptist Church, having a deed reference in Deed Book 8223, page 522, RODCT; thence S 08° 41' 08" W 50.00 feet to a pipe (old) in the westerly boundary of said tract of land which belongs to Central Missionary Baptist Church, the northeast corner of a tract of land which belongs to Robert L Patterson, having a deed reference in Instrument No. 200601030000102 RODCT; thence N 81° 07' 45" W 149.67 feet to a pipe (old), in the easterly margin of Keeling Avenue, the northwest corner of said tract of land which belongs to Robert L Patterson; thence N 08° 41' 08" 50.00 feet to the point of beginning, as surveyed by Steven E. Artz, Tennessee License No. 1708, d/b/a Steven E. Artz and Associates, Inc., 514 South Brown Street, Suite 600, Springfield, Tennessee, dated May 19, 2009

Being the same property conveyed to Thaddeus A. Lockridge and wife, Gloria J. Lockridge by Warranty Deed from Peggy Marlene Rowlett, an unmarried widow, dated November 18, 1996 and recorded November 19, 1996 in Book 10262, Page 416, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Deutsche Bank National Trust Company, as Trustee of the Home Equity Mortgage Loan Asset-Backed Trust Series INABS 2007-A, Home Equity Mortgage Loan Asset-Backed Certificates, Series INABS 2007-A under the Pooling and Servicing Agreement dated Mar 1, 2007 by Substitute Trustee's Deed from Shapiro & Kirsch, LLP, dated February 6, 2009 and recorded on March 2, 2009 of record in Instrument No. 20090302-0017975, Register's Office for Davidson County, Tennessee.