SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $59,600.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th DAY OF July 2009

Notary Public

MY COMMISSION EXPIRES: 6-5-12
(AFFIX SEAL)

BILL GARRETT, Davidson County
Trans:T20090046504 DEEDWARR
Recvd: 07/10/09 13:35 2 pgs
Fees:13.00 Taxes:220.52
20090710-0064553

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency, Inc. (Tennessee Division)
2630 Elm Hill Pike, Suite 350
Nashville, TN 37214
615-782-8115

RT8596

ADDRESS NEW OWNER(S) AS FOLLOWS:			SEND TAX BILLS TO:			MAP-PARCEL NUMBERS
Chandra J Brooks			Chandra J. Brooks			034-13-0 147.00 /
(NAME)			(NAME)			
116 A & B Mckinley Street			P.O. Box 282213			
(ADDRESS)			(ADDRESS)			
Madison	TN	37115	Nashville	TN	37228	
(CITY)	(STATE)	(ZIP)	(CITY)	(STATE)	(ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF ALL WHICH IS HEREBY ACKNOWLEDGED, BY THE GRANTOR, Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Chandra J Brooks, A Single Woman

AND THEIR HEIRS OR ASSIGNS, SUBJECT TO COVENANTS AND RESTRICTIONS OF RECORD AND MATTERS AN ACCURATE SURVEY WOULD REVEAL, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

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

Being Lot No. 13, Block C, Eastlawn Subdivision of record in Plat Book 547, Page 153 and 154, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Keith G. Jackson, married, by Warranty Deed from Beauna Tidwell and husband, Glen E. Tidwell dated October 29, 2004 and recorded November 2, 2004 in Instrument Number 20041102-0131966, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to Vicki Benjamin, Trustee, by Quitclaim Deed from Keith G. Jackson dated September 6, 2007 and recorded September 10, 2007 in Instrument Number 20070910-0108152, Register's Office for Davidson County, Tennessee, AND;

Being the same property conveyed to Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1 by Substitute Trustee's Deed from Nationwide Trustee Services, Inc., as Substitute Trustee, dated October 16, 2008 and recorded October 22, 2008 in Instrument Number 20081022-0105829, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO: 1) Current years taxes which have been prorated and assumed by the Grantee(s); 2) All restrictions of record; 3) All easements of record; 4) All visible easements; 5) All matters appearing on the plan of record; 6) All applicable government and zoning regulations.

unimproved ☐
This is improved ☒ property, known as 116 A & B Mckinley Street Madison 37115
(House Number, (Street)) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee Chandra J Brooks, and his/her/their assigns, forever.

Said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1, warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

IN WITNESS WHEREOF, the said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1, has executed this deed this 20th day of May, 2009

Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1 by JPMorgan Chase Bank, NA as successor in interest to Washington Mutual Bank, Attorney in Fact

NICKI DRIGGERS

by

Kelly Livingston

Vice President

STATE OF FL.

COUNTY OF Duval

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Kelly Livingston, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Vice President of JPMorgan Chase Bank, NA as successor in interest to Washington Mutual Bank, the Attorney in Fact of said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2005-1, the within named bargainor, and that he/she as such Vice President, being authorized so to do, executed the foregoing instrument for the purposed therein contained and acknowledged that he/she execute the same by Limited Power of Attorney of record in Instrument Number 20090312-0022544 Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 20th day of May, 2009

Notary Public

My Commission expires: _____

BERNADETTE GILMORE
MY COMMISSION # DD 792361
EXPIRES: May 28, 2012
Bonded Thru Notary Public Underwriters

RETURN TO:

2630 Elm Hill Pike #350
Nashville, TN 37214
Phone: 615-782-8115 Fax: 615-782-8118

RT8596