Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V7000-2091
1100149641

BILL GARRETT, Davidson County
Trans:T20090051099 DEEDWARR
Recvd: 07/29/09 12:41 3 pgs
Fees:18.00 Taxes:599.40
20090729-0070945

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 1st day of July, 2009, by US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1, Grantor, by its duly authorized attorney in fact Wells Fargo Bank, N.A.,

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to Maria T. Murray, a married person, Grantee, the following land in Davidson County, Tennessee:

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 U.S. Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1 by Trustee's Deed filed June 8, 2009 as Instrument No. 20090608-0052621 in the Register's Office for Davidson County, Tennessee.

Commonly known as: 3621 Coles Branch Drive, Antioch, TN 37013.

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 Grantee and unto her heirs and assigns forever, subject to current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities as may appear of record, the Grantor hereby binds itself to warrant and defend the title as against all acts of the Grantor herein and no other.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1 by its duly authorized attorney in fact Wells Fargo Bank, N.A.

POA recorded as Instrument Number 20070917-0110816

BY: _____

ITS: Vice President Loan Documentation

Acknowledgment

State of SC
)ss.
County of York

On this day before me, a Notary Public, personally appeared Jeff Greissinger, to me personally well-known, who acknowledged that he/she is the Vice President Loan Documentation of Wells Fargo Bank, N.A., a corporation, as attorney-in-fact for US Bank National Association, as Trustee for the Structured Asset Securities Corporation, Series 2006-OW1, a corporation, and that he/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such attorney-in-fact by himself/herself as such officer.

Witness my hand and seal this 1st day of July, 2009.

Melissa D Dietrich
Notary Public

My commission expires:
4/7/18
(Seal)

OFFICIAL SEAL
Notary Public - York County
State of South Carolina
MELISSA D. DIETRICH
My Commission Expires April 7, 2018

State of TENNESSEE

)ss.

County of WILLIAMSON

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $162,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Grantee or Agent of Grantee

Subscribed and sworn to before me this 28TH day of July, 2009.

Notary Public

CHRISTY A DELK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD
MY COMMISSION EXPIRES: 7-16-2011

My commission expires:

07/16/2011

(Seal)

Property owner and party responsible for payment of taxes:
Maria T. Murray
3621 Coles Branch Drive
Antioch, TN 37013

Map No. 173-16-0A-087.00

Return to:
Associates Closing & Title
1521 Merrill Drive, Suite D-220
Little Rock, AR 72211