0019289826 SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into this 22 day of ~~April~~ July, 2009, by and between, **LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset Backed-Certificates, Series 2007-FS1, by EMC Mortgage Corporation, as Attorney-in-Fact,** party of the first part, and **Tamica L. Nava,** married, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, the party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the party of the second part, the following described real estate, to wit :

Lot 1, SECTION 1, TOWNE VILLAGE OF THE COUNTRY, as shown on plat of record in Plat Book 5200, Pages 55 and 56, amended in Book 5311, Page 990, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Property Known as: 3191 Anderson Road, Antioch, Tennessee, 37013

Parcel Id No.: ~~150060X000~~ 150-06-0/116.00

This being the same property conveyed to **LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset Backed-Certificates, Series 2007-FS1,** by Substitute Trustee's Deed of record in Instrument Number 20090213-0012651 in the Register's Office of Davidson County, Tennessee.

THIS PROPERTY IS BEING SOLD "AS IS", WHERE IS", NO REPRESENTATIONS OR WARRANTIES, EXPRESSED OR IMPLIED.

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforedescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except for Covenants, Conditions, and Restrictions in Deed recorded in Book 5289, Page 687 in the Register's Office of Davidson County, Tennessee, and 2009 Davidson County, Tennessee property taxes, not yet due and payable; and that this is a Special Warranty Deed and is warranted by the Seller through and under it only; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

IN WITNESS WHEREOF, the party of the first part has caused this instrument to be executed by and through its duly authorized officers as of the day and year first above written.

EMC MORTGAGE CORPORATION CORPORATE SEAL 1990 DELAWARE

LaSalle Bank National Association, as Trustee for Certificateholders of Bear Stearns Asset Backed Securities I LLC, Asset Backed-Certificates, Series 2007-FS1, by EMC Mortgage Corporation, as Attorney-in-Fact

Teresa Nixon
Vice President

EMC MORTGAGE CORPORATION
As Attorney in Fact

STATE OF Texas
COUNTY OF Denton

Personally appeared before me a Notary Public, Teresa Nixon with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purpose therein contained, and who further acknowledged that such person is the VP of EMC Mortgage Corporation, as Attorney-in-Fact or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker

WITNESS my hand an Official Seal this 22 day of July, 2009.

NOTARY PUBLIC

My Commission Expires: 07-15-2012

NOTARY PUBLIC STATE OF TEXAS
DIANA L. SMITH
Notary Public, State of Texas
My Comm. Expires 07-15-2012

BILL GARRETT, Davidson County
Trans:T20090054750 DEEDWARR
Recvd: 08/11/09 10:52 2 pgs
Fees:13.00 Taxes:348.28
20090811-0075494

STATE OF Texas
COUNTY OF Denton

I 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, is $94,131.00, which amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

Teresa Nixon
Vice President

AFFIANT

Subscribed and sworn to before me this the 22 day of July, 2009.

NOTARY PUBLIC

DIANA L. SMITH
Notary Public, State of Texas
My Comm. Expires 07-15-2012

My commission expires: 07-15-2012

Property Address:
3191 Anderson Road
Antioch, TN 37013

New Owner: Tamica Nava
3191 Anderson Rd.
Antioch, TN 37013

~~New Owner and~~ Mail Tax Bills to: ~~Tamica Nava~~ WR Starkey Mtg
5055 W. Park Blvd Ste. 300
Plano, TX 75093

This instrument prepared by:
CRISLIP, PHILIP & ASSOCIATES
4515 Poplar Ave., Ste. 322
Memphis, TN 38117
(901) 525-2427

Return To:

Elite Title Company
109 West Park Drive
Suite 350
Brentwood, TN 37027
#1090440

This Instrument Prepared By:
EMC Mortgage Corporation
2780 Lake Vista Drive
Lewisville, TX 75067-3884