mw

SPECIAL WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $46,750.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF September 2009

MELINDA M. WEBB TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: 3/20/10 (AFFIX SEAL)

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

RT9511

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Allison M Dawkins and Betty S Dawkins	Allison M. Dawkins	034-13-0 149.00
(NAME) 120 A & B McKinley Street	(NAME) ~~815 Old Dickerson Rd (W)~~	
(ADDRESS)	(ADDRESS) 815 Old Dickerson Rd	
Madison TN 37115 (CITY) (STATE) (ZIP)	Goodlettsville, TN 37072 (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 Nat'l Trust Co, as Trustee for Long Beach Mortgage Loan Trust 2005-1 , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Allison M Dawkins and Betty S Dawkins, wife and husband

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 15, 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 Deutsche Bank Nat'l Trust Co, 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 20081022-0105831, 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 120 A & B McKinley Street (House Number, (Street)) Madison (City or Town) 37115 (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 Allison M Dawkins and Betty S Dawkins, and his/her/their assigns, forever.

Said Deutsche Bank Nat'l Trust Co, 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.

BILL GARRETT, Davidson County
Trans:T20090064681 DEEDWARR
Recvd: 09/22/09 11:28 2 pgs
Fees:13.00 Taxes:172.98

20090922-0088210

IN WITNESS WHEREOF, the said Deutsche Bank Nat'l Trust Co, as Trustee for Long Beach Mortgage Loan Trust 2005-1 has executed this deed this ~~19th~~ 14 day of ~~August~~ Sept. 2009

Deutsche Bank Nat'l Trust Co, 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

(witness) Bernadette Gilmore

by Brenda Oxford
VICE PRESIDENT

STATE OF Florida

COUNTY OF Duval

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Brenda Oxford, 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 Nat'l Trust Co, 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 20090325-0026021, Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this ~~19th~~ 14th day of ~~August~~ Sept., 2009

Carolyn K. Cloud
Notary Public

My Commission expires: _____

CAROLYN K. CLOUD
Notary Public - State of Florida
My Commission Expires Apr 24, 2010
Commission # DD 544306
Bonded By National Notary Assn.

RETURN TO:

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

RT9511