SPECIAL WARRANTY DEED

STATE OF Texas
COUNTY OF Collin

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $100,000.00

Affiant Hanrica McShan

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12 DAY OF April, 2010.

Notary Public Christie Perkins

MY COMMISSION EXPIRES:

(AFFIX SEAL)

Return to:

NA Title Corporation
3231 Sunset Boulevard
Suite B
West Columbia, SC 29169

CHRISTIE G PERKINS
Notary Public
STATE OF TEXAS
My Comm. Exp. 09-14-13

THIS INSTRUMENT WAS PREPARED BY
Kevin D. Montgomery, Attorney, 4301 Hillsboro Road, Suite 300, Nashville, Tennessee 37215

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Zemachu Sore and Blen Kifle	Zemachu Sore & Blen Kifle	
(NAME)	(NAME)	
4840 Highlander Cove	4840 Highlander Cove	163-02-0-A-011.00-CO
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Antioch, TN 37013	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **U.S. Bank National Association, as Trustee, in Trust for the benefit of the certificateholders, mortgage Asset Securization Transactions, Inc., First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF7**, HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **Zemachu Sore and Blen Kifle,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 174 ON THE PLAN OF HICKORY HIGHLAND PLACE, SECTION 3, PHASE 1, OF RECORD IN INSTRUMENT NO. 20031014-0151901, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Grantor by Substitute Trustee's Deed of record in Instrument #20091214-0113706, said Register's Office.

This conveyance is subject to (a) 2010 real property taxes; (b) all restrictive covenants, zoning regulations, building restrictions, easements and/or setback lines rights for public utilities, or other governmental regulations applicable to the property described herein, but excluding any covenants conditions or restrictions of record that would violate Title 42 USC 3604; (c) Restrictive Covenants of record in Instrument # 200401090003658, said Register's Office; (d) all matters appearing on the plan of record in Instrument No. 20031014-0151901, said Register's Office.

unimproved ☐

This is improved ☒ property, known as 4840 Highlander Cove, Antioch, TN 37013

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons claiming by, through or under the Grantor herein, but no further or otherwise. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20100028229 DEEDWARRSP
Recvd: 05/11/10 11:05 2 pgs
Fees:13.00 Taxes:370.00

20100511-0036128

Witness my hand this 12 day of April, 2010.

U.S. Bank National Association, as Trustee, in Trust for the benefit of the certificateholders, mortgage Asset Securization Transactions, Inc., First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF7

BY: BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP

BY _____ _____

T.S. Hannica Mcshan, Asst.Secretary _____

BAC HOME LOANS SERVICING, LP CORPORATE SEAL

STATE OF Texas)
COUNTY OF Collin)

Before me, the undersigned, a notary public in and for said County and State, personally appeared Hannica McShan, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged him or herself to be Asst.Secretary (Officer) of BAC HOME LOANS SERVICING, LP,, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, which is the attorney in fact for U.S. Bank National Association, as Trustee, in Trust for the benefit of the certificateholders, mortgage Asset Securization Transactions, Inc., First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF7, the within named bargainor, and that he or she as such Asst.Secretary (Officer) being authorized to do so, executed the foregoing instrument on behalf of U.S. Bank National Association, as Trustee, in Trust for the benefit of the certificateholders, mortgage Asset Securization Transactions, Inc., First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF7, as the Asst.Secretary (Officer) of BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, which is the attorney in fact for U.S. Bank National Association, as Trustee, in Trust for the benefit of the certificateholders, mortgage Asset Securization Transactions, Inc., First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF7, and declared that he or she as such Asst.Secretary (Officer) of BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP, executed this instrument as the free act and deed of U.S. Bank National Association, as Trustee, in Trust for the benefit of the certificateholders, mortgage Asset Securization Transactions, Inc., First Franklin Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-FF7.

WITNESS my hand and official seal this 12 day of April, 2010.

_____
Notary Public Christie Perkins

My Commission Expires: _____

CHRISTIE G PERKINS
Notary Public
STATE OF TEXAS
My Comm. Exp. 09-14-13