SPECIAL WARRANTY DEED

BILL GARRETT, Davidson County
Trans:T20100046963 DEEDWARRSP
Recvd: 07/30/10 16:12 3 pgs
Fees:18.00 Taxes:74.00
20100730-0060004

STATE OF Ohio
COUNTY OF Cuyahoga
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $20,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF July 2010

Notary Public SUZANNE MOLNAR

MY COMMISSION EXPIRES:

(AFFIX SEAL)

SUZANNE MOLNAR
NOTARY PUBLIC
STATE OF OHIO
Recorded in
Cuyahoga County
My Comm. Exp. 3-7-2015

THIS INSTRUMENT WAS PREPARED BY
Resource Title Agency, Inc. (Tennessee Division)
7100 E. Pleasant Valley Road Suite 300
Independence, OH 44131
216-520-0050

RT11285

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jennifer N. Hargrove and Joey D. Hargrove	Jennifer N. Hargrove & Joey D. Hargrove	081-03-0-203.00/
(NAME)	(NAME)	
2111 12th Avenue North	4803 Abbay Drive	
(ADDRESS)	(ADDRESS)	
Nashville TN 37208	Nashville, TN 37211	
(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 2004-3, Asset-Backed Certificates Series 2004-3, SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO Jennifer N. Hargrove and Joey D. Hargrove, both married

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:

SEE ATTACHED EXHIBIT "A"

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 2111 12th Avenue North Nashville 37208
(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 Jennifer N. Hargrove and Joey D. Hargrove, and his/her/their assigns, forever.

Said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2004-3, Asset-Backed Certificates Series 2004-3, 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 2004-3, Asset-Backed Certificates Series 2004-3, has executed this deed this 28th day of June, 2010

Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2004-3, Asset-Backed Certificates Series 2004-3

By: Litton Loan Servicing, LP, as Attorney in Fact

Sandra Castille
VICE PRESIDENT

STATE OF TEXAS

COUNTY OF HARRIS

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Sandra Castille, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Vice President of Litton Loan Servicing, LP, the Attorney in Fact of said Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2004-3, Asset-Backed Certificates Series 2004-3, 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 Book _____, Page _____ or in Instrument Number _____ of record in _____ Register's Office for Davidson County, Tennessee.

Witness my hand and Notarial Seal this 28th day of June, 2010

Notary Public

My Commission expires: _____

ANAELIA CASTILLO
MY COMMISSION EXPIRES
APRIL 9, 2012

RETURN TO:

7100 E. Pleasant Valley Road Suite 100
Independence, OH 44131
Phone: 216-520-0050 Fax: 216-520-1431

RT11285

2111 12th Avenue North
Nashville, TN 37208

EXHIBIT "A"

Being Lot No. 32 on the plan of C.E. Raymond Plan of Lots, as of record in Book 57, Page 63, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Edward Linder and Janice Linder, Trustees for The New South Wales Trust by Warranty Deed from Bruce Bodor, Trustee for the Riverside Trust, dated February 2, 2004 and recorded on February 9, 2004 in Instrument No. 20040209-0015493, Register's Office for Davidson County, Tennessee.

Said property being further conveyed to Janice Linder, a married person by Quitclaim Deed from Edward Linder and Janice Linder, Trustees for The New South Wales Trust, dated March 19, 2004 and recorded on March 19, 2004 in Instrument No. 20040319-0031702, said Register's Office.

Said property being further conveyed to Mid-State Brokerage Inc., trustee of the New South Wales Trust by Quitclaim Deed from Janice Linder, a married person, dated October 28, 2006 and recorded on November 6, 2006 in Instrument No. 20061106-0137765, said Register's Office.

Said property being further conveyed to Deutsche Bank National Trust Company, as Trustee for Long Beach Mortgage Loan Trust 2004-3, Asset-Backed Certificates Series 2004-3 by Trustee's Deed from Shellie Wallace, Successor Trustee, dated February 10, 2010 and recorded on February 19, 2010 in Instrument No. 20100219-0012655, said Register's Office.