THIS INSTRUMENT PREPARED
BY & RETURN TO:
Johnson & Freedman, LLC
1587 N.E. Expressway
Atlanta, GA 30329
File No.: REO2010041024TN1

BILL GARRETT, Davidson County
Trans:T20100078902 DEEDWARRSP
Recvd: 12/15/10 12:06 3 pgs
Fees:18.00 Taxes:314.13
20101215-0099793

SPECIAL WARRANTY DEED

THIS INDENTURE, made and entered into on 30th day of Nov, 2010, by and between **U.S. Bank National Association, as Trustee for TBW Mortgage-Backed Trust Series 2007-2, TBW Mortgage Pass-Through Certificates, Series 2007-2** as party of the first part, located at 4600 Regent Blvd., #200, Irving, TX 75063 and, **James A. Murray and Tim Hi Pham and Ha Thi Thu Duong,** party(ies) of the second part located at 411 GLENPARK DR, NASHVILLE, TN 37217

WITNESSETH: That for and in consideration of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first pat has bargained and sold and does hereby bargain, sell convey and confirm unto the said party of the second part the following real estate, situated and being in the County of Davidson, State of Tennessee:

Described property located in Davidson County, Tennessee, to-wit:

BEING LOT NO. 5C6 on the Plan of Glengarry Park, Section 5-C, as of record in Plat Book 3500, Page 54, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

The last deed of record was recorded at Instrument No. 20100421-0030148 in Davidson County Records.

Property: 411 Glenpark Drive Nashville TN 37217
Parcel ID No.: 120 05 0 166.00

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its heirs, or 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;

and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons claiming by, through, or under it, but not further or otherwise

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

IN WITNESS WHEREOF, THE undersigned **U.S. Bank National Association, as Trustee for TBW Mortgage-Backed Trust Series 2007-2, TBW Mortgage Pass-Through Certificates, Series 2007-2,** has caused this instrument to be executed by its duly authorized officer and agent the day and year first above written.

U.S. Bank National Association, as Trustee for TBW Mortgage-Backed Trust Series 2007-2, TBW Mortgage Pass-Through Certificates, Series 2007-2 By American Home Mortgage Servicing, Inc as Attorney-in-Fact by Power of Attorney recorded at Instrument Number 10000682 in the Registers Office of Shelby County, Tennessee.

BY: E Evelyn Brown

TITLE: Assistant Secretary

CORPORATE SEAL

STATE OF Texas

COUNTY OF Dallas

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared E. Evelyn Brown, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Assistant Secretary of _____, the within named bargainor, and as such officer being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer.

WITNESS my hand and Notarial Seal at office this 15th day of October, 2010

NOTARY PUBLIC STATE OF TEXAS
JEN GERA
My Commission Expires
July 29, 2014

Notary Public

My Commission Expires: 7/29/14

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Property: 411 Glen Park Dr Nashville TN 37217
Parcel ID No.: 120 05 0 166.00
File Number: REO2010041024TN1

Mail Tax Notices To and Property Owner:
JAMES MURRAY and TIM PHAM & HA THI THU DUONG
411 GLENPARK DR
NASHVILLE, TN 37217

I, or we, 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 $ 84,900.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

E Evelyn Brown
Affiant

Subscribed and sworn to before me this 15th day of October, 2010

NOTARY PUBLIC STATE OF TEXAS
JEN GERA
My Commission Expires
July 29, 2014

Notary Public

My Commission Expires: July 29, 2014

AMERICAN HOME MORTGAGE SERVICING INC
INCORPORATED
APRIL
14
2008
DELAWARE