BILL GARRETT, Davidson County
Trans:T20110017054 DEEDWARRSP
Recvd: 03/23/11 11:48 3 pgs
Fees:18.00 Taxes:195.73
20110323-0022594

SPECIAL WARRANTY DEED

STATE OF Ohio
COUNTY OF Cuyahoga

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $52,900.00

Affiant Dean Passwaiter

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF March 2011

Notary Public

MY COMMISSION EXPIRES

(NOTARIAL SEAL)

PATRICIA A. JOHNSON
NOTARY PUBLIC
STATE OF OHIO
Recorded in
Cuyahoga County
My Comm. Exp. 6/9/14

THIS INSTRUMENT WAS PREPARED BY:
Ginali Associates, P.C.
947 North Plum Grove Road
Schaumburg, IL 60173
847-517-4310

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ahad Nasab	**Ahad Nasab**	**149-08-0 068.00**
(NAME) 355 Clearwater Drive	(NAME) 315 Westchester Court	
(ADDRESS)	(ADDRESS)	
Nashville TN 37217 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (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 , **U.S. Bank N.A., as Trustee for the registered holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-SC1**, , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO **Ahad Nasab*** , AND HIS 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:
Lot Number 20B, Zone Lot Division of Lots 10-16 and 18-43 on the Plan of Edge-O-Lake Section 21 of record in Plat Book 6250, Page 111, Register's Office for said County, to which reference is made for a more complete description. Being the same property conveyed to Lisa Andrews, unmarried, by Warranty Deed from Shari Long Wilkes dated November 8, 1996 and recorded November 20, 1996 in Book 10265, Page 276, Register's Office for Davidson County, Tennessee, AND; Being the same property conveyed to U.S. Bank N.A., as Trustee for the registered holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-SC1 by Substitute Trustee's Deed from Shapiro & Kirsch, LLP., as Substitute Trustee, dated January 27, 2010 and recorded February 16, 2010 in Instrument Number 20100216-0011660, 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.

*married

unimproved ☐

This is improved ☒ property, known as 355 Clearwater Drive Nashville 37217

(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 **Ahad Nasab**_____, and his/her/their assigns, forever.

Said Grantor. **U.S. Bank N.A., as Trustee for the registered holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-SC1**, 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 **U.S. Bank N.A., as Trustee for the registered holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-SC1.**, has executed this deed this March 11 2011

For the property commonly known as:
355 Clearwater Drive
Nashville, TN 37217

OCWEN LOAN SERVICING, LLC CORPORATE SEAL

U.S. Bank N.A., as Trustee for the registered holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-SC1

BY: OCWEN LOAN SERVICING, LLC AS ATTORNEY IN FACT

Ron Blair, Closer

Robert Kaltenbach, Senior Manager

STATE OF FLORIDA

COUNTY OF ORANGE

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Robert Kaltenbach, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Senior Manager of Ocwen Loan Servicing,LLC., the Attorney in Fact of said **U.S. Bank N.A., as Trustee for the registered holders of Structured Asset Securities Corporation, Mortgage Pass-Through Certificates, Series 2005-SC1.**, the within named bargainor, and that he/she as such Senior Manager, 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 200907230068953 of record in Register's Office for **Davidson** County, Tennessee.

Witness my hand and Notarial Seal this 03/11/2011

David Hsu Notary Public

My Commission expires: 2/3/2015

RETURN TO: RESOURCE TITLE AGENCY, INC.
7100 E. Pleasant Valley Road
Suite 100
Independence, Ohio 44131
(216) 520-0050

355 Clearwater Drive
Nashville, TN 37217

RT11988

DAVID HSU
MY COMMISSION # EE 061536
EXPIRES: February 3, 2015
Bonded Thru Notary Public Underwriters