BILL GARRETT, Davidson County
Trans:T20110026312 DEEDWARRSP
Recvd: 05/04/11 09:53 3 pgs
Fees:18.00 Taxes:108.04
20110504-0034058

SPECIAL WARRANTY DEED

Realty Title and Escrow Co., Inc.
808 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

STATE OF ~~FLORIDA~~ TENNESSEE
COUNTY OF ~~ORANGE~~ WILSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $29,999.00

Willie Thompson Jr.
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ~~XXX~~ 3rd DAY OF ~~Xxxxx~~ MAY, 2011

Notary Public

MY COMMISSION EXPIRES: .
(AFFIX SEAL)

KATHREEN A. TOMLINSON NOTARY PUBLIC AT LARGE WILSON CO. TENN.

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
WILLIE THOMPSON JR. AND YOLANDA THOMPSON	WILLIE THOMPSON JR. AND YOLANDA THOMPSON	04313035500
(NAME)	(NAME)	
1305 Love Joy Court	1305 Love Joy Court	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Nashville, TN 37216	
(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 , HSBC BANK USA, N.A AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP HOME EQUITY LOAN TRUST SERIES 2007-HE-2, ASSET BACKED PASS-THROUGH CERTIFICATES, , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO WILLIE THOMPSON JR. AND YOLANDA THOMPSON **, 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:

****husband and wife,**

LOT NUMBER 15, BLOCK I, ON THE PLAN OF FOREST PARK SUBBDIVISION OF RECORD IN BOOK 843, PAGE 44 REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT NUMBER 15 FRONTS 50 FEET ON THE SOUTHERLY MARGIN OF ELM STREET AND EXTENDES BACK BETWEEN PARALLEL LINES 150 FEET TO A DEAD LINE.

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 212 ELM STREET MADISON 37115

(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 **WILLIE THOMPSON JR. AND YOLANDA THOMPSON** **husband and wife, and their assigns, forever.

Said Grantor., HSBC BANK USA, N.A AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP HOME EQUITY LOAN TRUST SERIES 2007-HE-2, ASSET BACKED PASS-THROUGH CERTIFICATES 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 HSBC BANK USA, N.A AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP HOME EQUITY LOAN TRUST SERIES 2007-HE-2, ASSET BACKED PASS-THROUGH CERTIFICATES has executed this deed this 4/27/2011

For the property commonly known as:
212 ELM STREET
MADISON, TN 37115

OCWEN LOAN SERVICING, LLC CORPORATE SEAL

HSBC BANK USA, N.A AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP HOME EQUITY LOAN TRUST SERIES 2007-HE-2, ASSET BACKED PASS-THROUGH CERTIFICATES BY: OCWEN LOAN SERVICING, LLC AS ATTORNEY IN FACT

Heather Weeks

Renee Hensley, Home Retention Manager

Ocwen Loan Servicing, LLC,

STATE OF FLORIDA

COUNTY OF ORANGE

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Renee Hensley known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the Home Retention Manager of Ocwen Loan Servicing, LLC, , the Attorney in Fact of said. HSBC BANK USA, N.A AS TRUSTEE ON BEHALF OF ACE SECURITIES CORP. HOME EQUITY LOAN TRUST AND FOR THE REGISTERED HOLDERS OF ACE SECURITIES CORP HOME EQUITY LOAN TRUST SERIES 2007-HE-2, ASSET BACKED PASS-THROUGH CERTIFICATES, the within named bargainor, and that he/she as such Renee Hensley, 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 9 or in Instrument Number 20110504-0034057 of record in Register's Office for **DAVIDSON** County, Tennessee.

Witness my hand and Notarial Seal this 4/27/2011

Ron Blair Closer Notary Public

My Commission expires: _____

RON BLAIR
Comm# DD0791763
Expires 5/26/2012
Florida Notary Assn., Inc

RETURN TO:

212 ELM STREET
MADISON, TN 37115