BILL GARRETT, Davidson County
Trans:T20110028973 DEEDWARRSP
Recvd: 05/16/11 12:53 3 pgs
Fees:18.00 Taxes:255.30
20110516-0037249

SPECIAL WARRANTY DEED

STATE OF Tennessee
COUNTY OF Shelby
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $69,000.00

Affiant, Agent

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF April 2011

Notary Public

MY COMMISSION EXPIRES 7/14/14 (AFFIX SEAL)

JESSICA DUNLAP STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY

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
Lauren Curtis	**Lauren Curtis**	053-06-0-002.00
(NAME) 108 Ryburn Drive	(NAME) 108 Ryburn Drive	
(ADDRESS)	(ADDRESS)	
Old Hickory TN 37138 (CITY) (STATE) (ZIP)	Old Hickory, TN 37138 (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 Under Pooling and Servicing Agreement Dated of December 1, 2006 Securitized Asset-backed Receivables LLC Trust 2006-WM4 Mortgage Pass-Through Certificates, Series 2006-WM4**, , SAID GRANTOR DOES HEREBY BARGAIN, SELL, TRANSFER AND CONVEY UNTO **Lauren Curtis** * , AND HER 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: * an unmarried woman

Land in Davidson County, Tennessee, being Lot(s) 36 and part of Lot 37, as shown on the map entitled the Plan of Fairway View, of record in Plat Book 2900, page 41, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Said part of lot number 37 is further described as follows: beginning at a point in the northwesterly margin of Ryburn Drive, said point being the corner to and in the property line of lot number 36; thence extending back with the line of lot number 36, 146.6 feet to a point in the rear line of lots number 36 & 37; said point being the adjoining rear corner of lots number 36 and 37; thence following the rear line of lot number 37, 6 degrees 10 minutes to a stake in said line; thence with a straight, direct line running in a northeasterly direction to the point of the beginning.

Property Address: 108 Ryburn Drive, Old Hickory, TN 37138

Being the same property conveyed to Grantor herein as shown in Trustee's Deed of record at Instrument No. 20100830-0068724, all in said Register's Office.

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 108 Ryburn Drive Old Hickory 37138

(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 **Lauren Curtis** _____, and his/her/their assigns, forever.

Said Grantor, **Deutsche Bank National Trust Company, as Trustee Under Pooling and Servicing Agreement Dated of December 1, 2006 Securitized Asset-backed Receivables LLC Trust 2006-WM4 Mortgage Pass-Through Certificates, Series 2006-WM4**, 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 Under Pooling and Servicing Agreement Dated of December 1, 2006 Securitized Asset-backed Receivables LLC Trust 2006-WM4 Mortgage Pass-Through Certificates, Series 2006-WM4**., has executed this deed this April 15, 2011.

For the property commonly known as:
108 Ryburn Drive
Old Hickory, TN 37138

OCWEN LOAN SERVICING, LLC
CORPORATE SEAL

Deutsche Bank National Trust Company, as Trustee Under Pooling and Servicing Agreement Dated of December 1, 2006 Securitized Asset-backed Receivables LLC Trust 2006-WM4 Mortgage Pass-Through Certificates, Series 2006-WM4

BY: OCWEN LOAN SERVICING, LLC AS ATTORNEY IN FACT

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 E. 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 _____, the Attorney in Fact of said **Deutsche Bank National Trust Company, as Trustee Under Pooling and Servicing Agreement Dated of December 1, 2006 Securitized Asset-backed Receivables LLC Trust 2006-WM4 Mortgage Pass-Through Certificates, Series 2006-WM4.**, 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 _____ of record in Register's Office for **DAVIDSON** County, Tennessee.

Witness my hand and Notarial Seal this 5/30/11

Notary Public

My Commission expires: 5/26/2012

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

RETURN TO:

ClosTrak,LLC
8046 N. Brother Blvd Ste. 103
Bartlett, TN 38133

108 Ryburn Drive
Old Hickory, TN 37138