BILL GARRETT, Davidson County
Trans:T20110036450 DEEDWARRSP
Recvd: 06/17/11 14:17 5 pgs
Fees:28.00 Taxes:105.45
20110617-0046741

Prepared By and Return to:
LandCastle Title, LLC
3343 Aspen Grove Drive, Suite 240
Franklin, TN 37067-2908
File Number: TN_AHMSI_FA
615-503-9901

SPECIAL WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS: Sebastine Eraga and Hanna Eraga	SEND TAX BILL TO: Sebastine Eraga and Hanna Eraga	MAP/PARCEL NUMBERS: 58-16-5.00; 58-16-6.00
(Name) 2703 B. Morena St	(Name) 2703 B Morena St	
(Address) Nashville, TN 37208	(Address) Nashville, TN 37208	
(City) (State) (Zip)	(City) (State) (Zip)	

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged, LaSalle Bank National Association As Trustee For Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-4
, Grantor, has this day bargained and sold, and does hereby transfer and convey unto Sebastine Eraga and Hanna Eraga, the Grantees herein, their successors, heirs and assigns, that certain

X improved unimproved real estate located at 4039 Cedar Circle, Nashville, TN, 37218, in Davidson County, Tennessee, described in Exhibit A attached hereto.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging to the Grantees their successors, heirs and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances set forth in Exhibit B attached hereto.

We further covenant and bind ourselves, our successors and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons claiming by, through, or under Grantor, by no others.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

(Continuation of Special Warranty Deed)

Witness our hand as of the 3-3-11, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers as of said day and date.

LaSalle Bank National Association As Trustee For Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-4 by American Home Mortgage Servicing, Inc. as Attorney In Fact

By: _____

Name: Sandra Domino

Its: Assistant Secretary

State of Texas

County of Dallas

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid Sandra Domino who acknowledged to me that she/he is Assistant Secretary (Title of person signing) of AHMSI (Name of Company), the attorney-in-fact for LaSalle Bank National Association As Trustee For Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-4
, and that in its capacity as attorney-in-fact for LaSalle Bank National Association As Trustee For Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-4
she/he executed, signed and delivered the above and foregoing instrument after having been authorized by LaSalle Bank National Association As Trustee For Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-4
and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 3rd day of March, 2011.

Kelli S Coleman
My Commission Expires
02/08/2015

Notary Public

My Commission Expires: 2-8-15

State of Texas
County of Dallas

The actual consideration or value, whichever is greater, for ~~this~~ transfer is $ 28,500.

Affiant

Sandra Domino
Assistant Secretary

Subscribed and sworn to before me this 3rd, March 2011.

NOTARY PUBLIC STATE OF TEXAS
Kelli S Coleman
My Commission Expires
02/08/2015

Notary Public

My Commission Expires: 2-8-15

RE: 4039 Cedar Circle, Nashville, TN 37218

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot 16, PLAN OF FAIRVIEW SUBDIVISION, as shown on plat of record in Plat Book 1130, Page 54, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed by Substitute Trustee's Deed from Shapiro & Kirsch, LLP., as Substitute Trustee to LaSalle Bank National Association as trustee for Securitized Asset Investment Loan Trust Mortgage Pass-Through Certificates Series 2004-4 as recorded on the 9th day of December, 2009 in Instrument No. 20091209-0112461; Decree for Redemption recorded on the 14th day of January, 2002 in Instrument No. 20020114-0005699; Final Decree Confirming Sale recorded on the 16th day of February, 2001 in Instrument No. 20010216-0015220 and Warranty Deed from Edward A. Yates and wife, Rhonda J. Yates to Reginald Ellison as recorded on the 20th day of September, 1985 in Book 6661, Page 962, in the Register's Office of Davidson County, Tennessee.

RE: 4039 Cedar Circle, Nashville, TN 37218

SPECIAL WARRANTY DEED

EXHIBIT "B"

"Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise."

The following reservations from and exception to this conveyance and the warranty of title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portion(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through or under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for te current year and all prior and subsequent years, the payment of which Grantee assumes (at the time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

RE: 4039 Cedar Circle, Nashville, TN 37218