Davidson County DEEDWARRSP
Recvd: 07/18/12 08:24 5 pgs
Fees:28.00 Taxes:92.50
20120718-0062966

Commitment Number: 213433
Seller's Loan Number: 4000119588

After Recording Return To:
PowerLink Settlement Services
345 Rouser Road. Building 5
Coraopolis PA 15108
866-412-3636

This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249 (513) 247-9605 Fax: (866) 611-0170 and Thomas Granville McCroskey, Esq., Tennessee Bar Number: 015569.

New Property Owner/Mail Tax Statements To:
Jorge Mancilla Palaez and Heidy Dubon , 914 ANDERSON LN, MADISON, TN 37115

Tax Parcel ID: 043-07-0-091.00

SPECIAL/LIMITED WARRANTY DEED

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2001-A, by Homeward Residential, Inc., fka American Home Mortgage Servicing Inc., As its Attorney in Fact, whose mailing address is **1525 South Beltline Road Coppell, Texas 75019**, hereinafter grantor, for $25,000.00 (Twenty-Five Thousand Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **Jorge Mancilla Palaez, married and Heidy Dubon**, married, hereinafter grantee, whose tax mailing address is **914 ANDERSON LN, MADISON, TN 37115**, the following real property:

A certain tract or parcel of land in the City of Madison, Davidson County, State of Tennessee, described as follows, to wit: Land in Davidson County, Tennessee, being Lot No. 46 on the Plan of Section Two Archwood Acres of record in Plat Book 2331, Page 12, Register's Office Davidson County, Tennessee.
Property Address is: 914 ANDERSON LN, MADISON, TN 37115

Seller makes no representations or warranties, of any kind or nature whatsoever, other than

those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Prior instrument reference: **Instrument No. 20120427-0036076**

Executed by the undersigned on 7-9-, 2012:

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2001-A, by Homeward Residential, Inc., fka American Home Mortgage Servicing Inc., As its Attorney in Fact

A Power of Attorney relating to the above described property was recorded on 09/30/11
Instrument # 20110930-0075842

By: _____

Its: Jennifer Gera
Assistant Secretary

STATE OF Texas
COUNTY OF Dallas

The foregoing instrument was acknowledged before me on 7-9-, 2012 by Jennifer Gera its Assistant Secretary on behalf of **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2001-A, by Homeward Residential, Inc., fka American Home Mortgage Servicing Inc., As its Attorney in Fact**, who is personally known to me or has produced _____ as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

JENNIFER A. PATER
Notary Public, State of Texas
My Commission Expires
June 22, 2016

_____
Notary Public

Maximum principal indebtedness for Tennessee recording tax purposes is _____.
(On amendments or modifications, enter ONLY the amount of INCREASE, if any.)

State of Texas
County of Dallas

I/we hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $25,000, which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

Subscribed and sworn to before me

This 9 day of July, 2012.

Affiant

Jennifer Gera
Assistant Secretary

JENNIFER A. PATER
Notary Public, State of Texas
My Commission Expires
June 22, 2016

(Seal)

Print Name

Notary Public

My commission expires:

6/22/2016

Jennifer A. Pater
Print Name

True Copy Certification

I, Karen Sciaretta, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Karen M Sciaretta
Signature

State of PA

County of Allegheny

Personally appeared before me, Cynthia L. Ike a notary public for this county and state, Karen M Sciaretta who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Cynthia L Ike
Notary's Signature

My Commission Expires: 11-24-13
Notary' Seal (if on paper)

NOTARIAL SEAL
CYNTHIA L IKE
Notary Public
CANONSBURG BORO., WASHINGTON CNTY
My Commission Expires Nov 24, 2013