BILL GARRETT, Davidson County
Trans:T20120091217 DEEDWARRSP
Recvd: 11/30/12 10:52 2 pgs
Fees:13.00 Taxes:543.15
20121130-0109927

This Instrument Prepared By:
K. Brian Hay, Attorney at Law
809 S. Main Street, Ste. B-2
Columbia, TN 38401

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes
Kevin Eakin and wife Terah Eakin	Kevin Eakin and wife Terah Eakin
7505 Staffordshire Dr.	7505 Staffordshire Dr
Nashville, TN 37221	Nashville, TN. 37221

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION OF One Dollar ($1.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which are hereby acknowledged, **HSBC Bank USA, National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-1** *(herein called "Grantor")*, has this day bargained and sold, transferred and conveyed and by these presents does bargain, sell, transfer and convey unto **Kevin Eakin and wife Terah Eakin** *(herein called "Grantee")* the following described property situated and located in Davidson County, Tennessee, to wit:

Described property located in Davidson County, Tennessee, to wit: Lot(s) 4, as shown on the map entitled Resubdivision of Lot Nos. 4, 5, 6, and 7, Sheffield on the Harpeth Phase 1, of record in Plat Book 6900, Page(s) 494, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to HSBC Bank USA, National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Assett-Backed Certificates, Series 2005-1, by Substitute Trustee's Deed from Shapiro and Kirsch, LLC, Substitute Trustee, recorded July 27, 2012 in Instrument No. 20120727-0066335 in the Davidson County, Tennessee Register of Deeds office.

Tax Parcel #141150D00400CO

The property description used herein above is the same as contained in the last deed of reference and no new boundary survey is available.

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantee, their heirs, successors and assigns, forever; and Grantor does covenant with Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for: , or as herein set out; and Grantor does further covenant and bind itself, its heirs, successors and representatives, to warrant and forever defend the title to said land to said Grantee, their heirs, successors and assigns, against the lawful claims of all persons claiming by, through or under said Grantor, but not otherwise.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 26 day of Nov 2012.

GRANTOR:
HSBC Bank USA, National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-1

BY: Ocwen Loan Servicing, LLC, its attorney in fact

By: _____
Name: Diego Gonzalez

Title: Contract Management Coordinator

STATE OF Florida
COUNTY OF Palm Beach

Before me, the undersigned, a Notary Public in and for the aforesaid state and county, personally appeared Diego Gonzalez to me known to be the person(s) described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged himself to be the Contract Management Coordinator of **Ocwen Loan Servicing, LLC, as the attorney in fact for HSBC Bank USA, National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2005-1**, being authorized to execute the foregoing instrument for the purposes therein contained by signing the name of the maker as such Contract Management Coordinator Ocwen Loan Servicing, LLC, as the attorney in fact for HSBC Bank USA, National Association, as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset -Backed Certificates, Series 2005-1.

Witness my hand and seal at office in the aforesaid state and county this 26 day of Nov 2012.

_____
Notary Public
My Commission Expires: Chris Heinichen

Notary Public State of Florida
Chris Heinichen
My Commission EE071207
Expires 03/07/2015

STATE OF TENNESSEE
COUNTY OF MAURY

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer or the value of the property transferred, whichever is greater, is **$146,799.00**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

_____
Affiant

Subscribed and sworn to before me this 29th day of Nov. 2012.

_____
Notary Public
My Commission Expires: 10-21-13

TERESA [illegible] NOTARY PUBLIC TENNESSEE MAURY COUNTY