BILL GARRETT, Davidson County
Trans:T20130017647 DEEDWARRSP
Recvd: 03/04/13 12:19 3 pgs
Fees:18.00 Taxes:910.20

20130304-0021437

THIS INSTRUMENT WAS PREPARED BY
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road Suite 100
Independence, OH 44131
Phone: 216-520-0050
RT12509

NOTARIAL SEAL STATE OF OHIO

KATHLEEN A. SINGER, Notary Public
State of Ohio
My Commission Expires 5/6/17

Map/Parcel Number(s) 10312001500/

State of Ohio
County of Cuyahoga
The actual consideration or value, whichever is greater, for this transfer is $246,000.00

Affiant

Subscribed and sworn to before me, this 1 day of March, 2013.

Notary Public

My Commission Expires: 5/6/2017

Address of New Property Owner(s): Greenway Avenue Investors, LLC 229 Cherokee Road Nashville, TN 37205	Send Tax Bills To: Greenway Avenue Investors, LLC 3317 East Lake Drive Nashville, TN 37214

SPECIAL WARRANTY DEED

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 of the Indymac IMSC Mortgage Trust 2007-F3, Mortgage Pass-Through Certificates, Series 2007-F3 under the Pooling and Servicing Agreement dated August 1, 2007** said grantor does hereby bargain, sell, transfer and convey unto **Greenway Avenue Investors, LLC,** 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,** State of Tennessee, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

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.

Commonly known as: 229 Cherokee Road, Nashville, TN 37205
Unimproved ☐ Improved ☑

To have and to hold said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging, unto said Grantee **Greenway Avenue Investors, LLC**, and his/her/their assigns, forever.

Said **Deutsche Bank National Trust Company, as Trustee of the Indymac IMSC Mortgage Trust 2007-F3, Mortgage Pass-Through Certificates, Series 2007-F3 under the Pooling and Servicing Agreement dated August 1, 2007**, 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 of the Indymac IMSC Mortgage Trust 2007-F3, Mortgage Pass-Through Certificates, Series 2007-F3 under the Pooling and Servicing Agreement dated August 1, 2007**, has executed this deed this _____ day of FEB 20 2013, 20_____.

Deutsche Bank National Trust Company, as Trustee of the Indymac IMSC Mortgage Trust 2007-F3, Mortgage Pass-Through Certificates, Series 2007-F3 under the Pooling and Servicing Agreement dated August 1, 2007 *

By: _____

Name: Louise Chavez AVP

Title:

* By OneWest Bank, FSB as successor to Indymac Bank, F.S.B. as Attorney in Fact

STATE OF TEXAS

COUNTY OF TRAVIS

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Louise Chavez AVP/REO, known to me or satisfactorily proven (on the basis of satisfactory evidence) to be and acknowledges him/herself to be the AVP of * OneWest Bank FSB, the Attorney-in-Fact of said **Deutsche Bank National Trust Company, as Trustee of the Indymac IMSC Mortgage Trust 2007-F3, Mortgage Pass-Through Certificates, Series 2007-F3 under the Pooling and Servicing Agreement dated August 1, 2007**, the within named bargainer, and that he/she, 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 120376 45 of record in Registers Office for ~~Davidson~~ Shelby County, Tennessee.

Witness my hand and Notarial Seal this _____ day of FEB 20 2013, 20_____.

_____
Notary Public

STACEY FRANCIS
Notary Public, State of Texas
My Commission Expires
July 21, 2016

My Commission expires: 7-21-16

RETURN TO:
Resource Title National Agency, Inc.
7100 E. Pleasant Valley Road, Suite 100
Independence, OH 44131
Phone: (216)520-0050
Fax: (216)520-1431
http://resourcetitle.wordpress.com

RT12509
Property: 229 Cherokee Road, Nashville, TN 37205

EXHIBIT "A"

Described property located in Davidson County, Tennessee, to-wit:

Lot Number 28 and the North one-half of Lot Number 27 of Block "L" on the Map of Cherokee Park, Section Three, of record in Book 843, Pages 2 and 3, Register's Office for said County.

Said lot and part of said lot adjoin and front together 90 feet on the West side of Cherokee Road and runs back between lines, 128.74 feet on the North line of Lot Number 28 and 126.34 feet, more or less, on the South line of part of Lot number 27, to a dead line in the rear, which is broken line, measuring 90.06 feet, more or less, thereon.

Being the same property conveyed to Deutsche Bank National Trust Company, as Trustee of the Indymac IMSC Mortgage Trust 2007-F3, Mortgage Pass-Through Certificates, Series 2007-F3 under the Pooling and Servicing Agreement dated August 1, 2007 by Substitute Trustee's Deed from Shapiro & Kirsch, LLP, Substitute Trustee, dated March 7, 2012 and recorded March 15, 2012 in Instrument No. 20120315-0022298, Register's Office for Davidson County, Tennessee.