BILL GARRETT, Davidson County
Trans:T20130072987 DEEDWARRSP
Recvd: 08/23/13 10:05 3 pgs
Fees:18.00 Taxes:246.05
20130823-0089061

This instrument prepared by and (MAIL) instrument may be returned to:
O'Kelley & Sorohan, Attorneys at Law, LLC
2170 Satellite Blvd , Ste. 375
Duluth, GA 30097
Tel. 770-497-1880
File# 1008GMTC
Property ref: 716 MUSKHOGEAN COURT, ANTIOCH, TN 37013

SPECIAL WARRANTY DEED

Send tax bills to: WEI XING GUO - 884 Arlington Heights, Brentwood, TN 37027
Name and address of new owner: WEI XING GUO - 884 Arlington Heights, Brentwood, TN 37027
Map parcel number: ~~162033100~~
162033200 TY

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged,

U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7,

the Grantor herein, have this day bargained and sold, and do hereby transfer and convey unto the said,

WEI XING GUO,

the Grantees herein, their (successors), heirs and assigns, certain real estate more particularly described as follows:

See exhibit "A" attached hereto and incorporated herein.

TO HAVE AND TO HOLD said real estate, with the appurtenance, 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 hereinafter.

We further covenant and bind ourselves, our heirs 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 the grantor.

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.

Exhibit "A"

Legal Description

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NUMBER 133 ON THE PLAN OF HAYWOOD HILLS, SECTION III, OF RECORD IN BOOK 4460, PAGES 164 AND 165, SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7 BY TRUSTEE'S DEED FROM WILSON & ASSOCIATES, PLLC AS SUCCESSOR TRUSTEE OF RECORD AT INSTRUMENT NO. 20130306-0022295, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, DATED 3/5/2013 RECORDED ON 3/6/2013.

Source of title

_X___ Trustee's Deed or
_____ Substitute Trustee's Deed or
_____ Warranty Deed or
_____ Quitclaim Deed

Recording information:
Deed Book , Page ; or
Instrument Number 20130306-0022295
County of DAVIDSON , TN

I, or we, hereby swear or affirm that to the best of affiants knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is, $ 66500.00, which amount is equal 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 the 26th day of July, 20 13

Notary

GWINNETT COUNTY PUBLIC NOTARY GEORGIA Expires June 1, 2016 SHARILYN WAGNER

Witness our hand this 22 day of JULY, 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7

BY OCWEN LOAN SERVICING, LLC AS ATTORNEY IN FACT

By: _____
Its: Teeravut Kaewpradit
AUTHORIZED OFFICER

By: _____
Its: Scott Buskirk
AUTHORIZED OFFICER

State of Texas
County of Dallas

(For signer #1)
Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Teeravut Kaewpradit (name of the natural person executing the instrument), to me known to be the person who executed the foregoing instrument in behalf of U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7 and that he executed the same as the free act and deed of said U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7.

(For signer #2)
Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, Scott Buskirk (name of the natural person executing the instrument), to me known to be the person who executed the foregoing instrument in behalf of U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7 and that he executed the same as the free act and deed of said U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR RASC 2006-EMX7.

Witness my hand, at office, this 22 day of July, 2013

Notary Public
My commission expires: 1/26/16
(Affix Seal)

STEPHEN CHARLES TAGLIARINO
Notary Public, State of Texas
My Commission Expires
January 26, 2016