CE1404-TN-1610792

# SPECIAL WARRANTY DEED

Davidson County DEEDWARRSP
Recvd: 05/05/14 13:53 4 pgs
Fees:23.00 Taxes:181.30
**20140505-0038069**

STATE OF FLORIDA
COUNTY OF PALM BEACH
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $49,000.00

Affiant Jacqueline S. Michaelson

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 28 DAY OF April 2014

Notary Public Jami Dorobiala
MY COMMISSION EXPIRES: (AFFIX SEAL)

Notary Public State of Florida
Jami Dorobiala
My Commission FF 008181
Expires 04/15/2017

**THIS INSTRUMENT WAS PREPARED BY:** Premium Title Services, Inc.
2002 Summit Boulevard, Suite 600, Atlanta, GA 30319

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS: |
|---|---|---|
| Hishyar Ismail<br><br>703 Clearwater Ct<br>Nashville, TN 37217 | Hishyar Ismail<br><br>703 Clearwater Ct<br>Nashville, TN 37217 | 149-08-0-066-00 |

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by the Grantor, Deutsche Bank National Trust Company, as Trustee for GREENPOINT MORTGAGE FUNDING TRUST 2005-HY1, Asset Backed Certificates, Series 2005-HY1, (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Hishyar Ismail A Married Person** , whose address is shown above (herein referred to as "Grantee"), its heirs, successors and/or assigns, forever, the following described tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit:

**Please see attached Exhibit "A"**

THIS CONVEYANCE IS SUBJECT TO: Current years taxes which have been prorated and assumed by the Grantee (s); All restrictions of record; All easements of record; All visible easements; All matters appearing on the plan of record; All applicable government and zoning regulations.

This improved property known as: 703 Clearwater Ct, Nashville, TN 37217

TO HAVE AND TO HOLD said tract or parcel of land together with all the improvements thereon and the appurtenances thereunto belonging unto said Grantee **Hishyar Ismail A Married Person** , his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **Deutsche Bank National Trust Company, as Trustee for GREENPOINT MORTGAGE FUNDING TRUST 2005-HY1, Asset Backed Certificates, Series 2005-HY1** COVENANTS with the said Grantee and binds themselves, his/her/their heirs/successors and assigns, to warrant and forever defend the title thereto of said tract or parcel of land to the said Grantee **Hishyar Ismail A Married Person** , his/her/their heirs and assigns, against the claims of all persons claiming, or to claim the same any part thereof, by, through or under the said Grantor, but against none other.

IN WITNESS WHEREOF the said **Deutsche Bank National Trust Company, as Trustee for GREENPOINT MORTGAGE FUNDING TRUST 2005-HY1, Asset Backed Certificates, Series 2005-HY1,** has executed this deed this the 28 day of April, 2014.

**"DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST 2005-HY1, ASSET BACKED CERTIFICATES, SERIES 2005-HY1"**

**By: Ocwen Loan Servicing, LLC, as its Attorney In Fact**
Jacqueline S. Michaelson
Contract Management Coordinator

STATE OF FLORIDA

COUNTY OF PALM BEACH

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Jacqueline S. Michaelson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an authorized signatory of Ocwen Loan Servicing, LLC, as attorney in fact of said "**DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST 2005-HY1, ASSET BACKED CERTIFICATES, SERIES 2005-HY1**, the within named bargainor, and that he/she as such, 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 Register's Office for County, State of Tennessee. **20140505-0038068**

Witness my hand and Notarial Seal this 28 day of April, 2014.

Jami Dorobiala

Notary Public

My Commission expires:

Notary Public State of Florida
Jami Dorobiala
My Commission FF 008181
Expires 04/15/2017

**POA recorded simultaneously herewith**

**RETURN TO:**
Hishyar Ismail
703 Clearwater Ct
Nashville, TN 37217

**EXHIBIT "A"**

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 18-B ON THE PLAN OF REVISED ZONE LOT DIVISION, LOTS NOS. 10-16 & 18-43, EDGE-O-LAKE, SECTION 21, OF RECORD IN BOOK 5200, PAGE 577 AS REVISED IN BOOK 6900, PAGE 256, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.**

Being Property Conveyed by Substitute Trustee's Deed from Rubin Lublin TN, PLLC to Deutsche Bank National Trust Company, as Trustee for the Certificateholders of the Greenpoint Mortgage Funding Trust 2005-HY1, Asset-Backed Certificates, Series 2005-HY1, recorded March 6, 2014, in Instrument No. 20140306-0018700, Davidson County, Tennessee.

I, Justin Garvis, 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.

Signature

State of Georgia

County of DeKalb

Personally appeared before me, Richard Davidson a notary public for this county and state, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

RICHARD S DAVIDSON NOTARY PUBLIC GWINNETT COUNTY, GA

MY COMMISSION EXPIRES: 2/9/18

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).

(4) No county register shall be required to accept a document transmitted electronically.