Loan # 89386090

Davidson County DEEDWARRSP
Recvd: 07/11/14 08:00 5 pgs
Fees:28.00 Taxes:316.35
20140711-0061014

SPECIAL WARRANTY DEED

MAIL RECORDED DEED TO:	OWNER (SEND TAX BILLS TO):
OTTO CAJABON 2917 Cherry Hills Dr. Antioch, TN 37013	OTTO CAJABON 2917 Cherry Hills Dr. Antioch, TN 37013

FOR AND IN CONSIDERATION OF THE SUM OF EIGHTY-FIVE THOUSAND FIVE HUNDRED AND 00/100 Dollars ($85,500.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWABS ASSET-BACKED CERTIFICATES TRUST 2005-7, a Delaware limited liability company, by its Attorney in Fact GreenTree Servicing, LLC (herein, "Grantor"), whose address is 7360 South Kyrene Road, Tempe, AZ 85283, hereby sells, transfers and conveys to OTTO CAJABON, a married man (herein, "Grantee"), whose address is 2917 Cherry Hills Dr, Antioch, TN 37013, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 2917 Cherry Hills Drive, Antioch, TN 37013

TO HAVE AND TO HOLD said real estate, with all and singular the hereditaments and appurtenances of and to the same belonging or in anywise appertaining to the said Grantee and the said Grantee's heirs, successors and assigns, forever. AND the Grantor for the Grantor and Grantor's heirs, representatives, successors and assigns, does covenant and agree to and with Grantee and Grantee's heirs, successors and assigns, that Grantor is lawfully seized in fee of the aforesaid premises; that the same are free of all encumbrances except those appearing of record; that Grantor has good right to sell and convey the same to Grantee as aforesaid; and that the before granted premises Grantor will warrant and forever defend against any persons whomsoever lawfully claiming or to claim the same or any part thereof by and through Grantor.

The Grantee(s), or purchaser(s), of the Property cannot resell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed.

PIN NO: 150.01-0-290.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

Loan # 89386090

WITNESS my hand and seal this 5 day of MAY, 2014.

GRANTOR:

The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Benefit of the Certificateholders of the CWABS Asset-Backed Certificates Trust 2005-7, a Delaware limited liability company by its Attorney in Fact GreenTree Servicing, LLC

By: Bradley S Johnson
Printed Name: BRADLEY S. JOHNSON
Title: A.V.P.

STATE OF ARIZONA
COUNTY OF MARICOPA

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, BRADLEY S. JOHNSON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the A.V.P. of GreenTree Servicing, LLC as Attorney in Fact for The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Benefit of the Certificateholders of the CWABS Asset-Backed Certificates Trust 2005-7, and that the foregoing instrument was executed on behalf of said limited liability company pursuant to due authority for the purposes therein contained.

Witness my hand and official seal this 5 day of MAY, 2014.

[Affix Notary Seal]

SIGNATURE OF NOTARY PUBLIC

JENNIFER NAVARRO
Notary Public - Arizona
Maricopa County
My Commission Expires
JUNE 29, 2018

My commission expires: _____

OATH OF CONSIDERATION

The actual consideration or value, whichever is greater, for this transfer is $85,500.00.

Affiant James M. Allen

SUBSCRIBED AND SWORN TO before me this 27th day of June, 2014.

Notary Public

My Commission Expires: 5/28/2017

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
HEIDI COPENHEAVER
Notary Public
CECIL TOWNSHIP, WASHINGTON COUNTY
My Commission Expires May 28, 2017

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EXHIBIT A

[Legal Description]

All that certain land described as being in Davidson County, Tennessee, to wit: Land in Davidson County, Tennessee, being Lot No. 293 on the Plan of Cherry Hills, Section 6 of record in Plat Book 4300, Page 176, Register's Office for said County, Tennessee, to which reference is hereby made for a more complete description.

Commonly known as: 2917 Cherry Hills Drive, Antioch, Tennessee 37013-1308

Tax Parcel No.: 150 01 0 290.00

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, as Instrument No. 20140207-0010809 on February 7, 2014.

PIN NO: 150.01-0-290.00

STREET ADDRESS:

2917 Cherry Hills Drive, Antioch, TN 37013

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

True Copy Certification

I, Heidi Copenheaver, 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 Pennsylvania

County of Washington

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

Notary's Signature

My Commission Expires: Sept 4, 2017
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
RENDA J PATTERSON
Notary Public
CECIL TWP., WASHINGTON COUNTY
My Commission Expires Sep 4, 2017