Davidson County DEEDWARRSP
Recvd: 09/24/14 14:04 4 pgs
Fees:23.00 Taxes:323.75
20140924-0087913

This instrument prepared by:
George R. Arrants, Jr.
800 S. Gay Street, Ste 2500
Knoxville, TN 37929

# SPECIAL WARRANTY DEED

| ADDRESS NEW OWNER(s) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| **CALLIE E. JENNINGS** | **CALLIE E. JENNINGS** | **061-06-0-070.00** |
| **4019 HUTSON AVENUE** | **4019 HUTSON AVENUE** | |
| **NASHVILLE, TN 37216** | **NASHVILLE, TN 37216** | |

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, **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2006-HE5,** have this day bargained and sold, and do hereby transfer and convey unto the said **CALLIE E. JENNINGS, A SINGLE PERSON**, the Grantee herein, her successors, heirs and assigns, certain real estate in Davidson County, Tennessee as follows:

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT(S) 5, AS SHOWN ON THE MAP ENTITLED RESUBDIVISION OF LOTS 198, 199, 200 AND 201 OF MAPLEWOOD HEIGHTS 2ND ADDITION, OF RECORD IN PLAT BOOK 3500, PAGE(S) 12, 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 Deutsche Bank National Trust Company, as Trustee for Morgan Stanley ABS Capital I Inc. Trust 2006-HE5, its successors and assigns by Substitute Trustee's Deed, recorded on March 24, 2014, in Instrument No. 20140324-0023935, in the Register's Office of Davidson County, Tennessee.

Property known as: **4019 HUTSON AVENUE, NASHVILLE, TN 37216.**

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee her 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 Grantee, her 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.

Witness our hand this **September 16, 2014** the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

**WELLS FARGO BANK, N.A., AS ATTORNEY IN FACT FOR DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2006-HE5**

By: Aaron Reyes

Its: VP Loan Documentation

State of California )

County of San Bernardino )

On September 16, 2014, before me Juana C. Martinez, Notary Public,

Personally appeared Aaron Reyes,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

JUANA C. MARTINEZ
COMM. #2064377
NOTARY PUBLIC - CALIFORNIA
SAN BERNARDINO COUNTY
My Commission Expires 04/13/2018

WITNESS my hand and official seal.

Signature

220-TN-V2

**BILL GARRETT**
**REGISTER OF DEEDS**

**www.nashville.gov/rod**

**PO Box 196398**
**Nashville, TN 37219-6398**
**(615) 862-6790 phone**
**(615) 880-2039 fax**

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is
$ ~~87,500.00~~ N
87,500.00

Callie E. Jennings
Affiant Callie E. Jennings

State of Tennessee
County of Davidson

Subscribed and sworn before me, this 12th day of September, 2014.
~~Stacy Callie E. Jennings~~ Personally Appeared Calli E. Jennings

S. W. Nordstrom
Notary

STEVEN W. NORDSTROM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires
October 31, 2017

# True Copy Certification

I, Lexa Martin, 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 TEXAS

County of DALLAS

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

Notary's Signature
MELINDA SPINK

My Commission Expires: 7/18/2018
Notary' Seal (if on paper)

MELINDA SPINK
Notary Public, State of Texas
My Commission Expires
July 18, 2018