RECORDING REQUESTED BY:
Vantage Point Title, Inc.
Attn: Default Services
25400 US 19 N Suite 135
Clearwater, FL 33763
File No. C-TN236907

Amount Still Owing: $124,628.45
Consideration Amount: $124,628.45

This document prepared by:
Certified Document Solutions
c/o Attorney Margaret C. Daun
17345 Civic Drive, Unit 1961
Brookfield, WI 53045

Tax ID No.: 15011031200

Davidson County DEEDWARR
Recvd: 02/08/16 10:41 5 pgs
Fees:28.00 Taxes:461.13
20160208-0011784

DEED IN LIEU OF FORECLOSURE

This deed is subject to the terms of an Estoppel Affidavit recorded concurrently, and Deed in Lieu of Foreclosure Agreement, both effective this 25 day of JAN, 20 16.

THIS INDENTURE made and entered into on this _____ day of _____, _____, by and between **REGINA DOSS,** unmarried, of 3708 Belle Oaks Drive, Antioch, TN 37013, hereinafter referred to as Grantor(s) and **U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION AS TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET INVESTMENT LOAN TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-5,** 60 Livingston Avenue, Mail Code EP-MN-WS3D, , Saint Paul, MN 55107, hereinafter referred to as Grantee.

Witnesseth, That consideration for this Deed is the release of liability owed by Grantor(s) under the terms of the Promissory Note dated December 11, 2003 executed by Grantor(s) in favor of Commerce Mortgage Group, LLC, and subsequently assigned to Grantee, to secure against the Property by Mortgage and to avoid foreclosure, and fees and costs associated with foreclosure. Grantor(s) do/does hereby grant, bargain and sell, release and confirm unto the said Grantee, their heirs and assigns all that certain land more fully described on the attached Exhibit "A":

SEE ATTACHED EXHIBIT "A"

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever.

GRANTOR(S) hereby covenant(s) with and represent(s) unto the said Grantee and unto his successors or assigns, that they are lawfully seized in fee of the lot or parcel of land above described; that the same is free from all liens and encumbrances except ad valorem taxes for the current tax year and subsequent years, restrictions, restrictive covenants and easements of record, if any; that they have a good and lawful right to sell and convey the same as aforesaid and that they will forever warrant and defend the title to same unto the said Grantee and unto his successors or assigns, forever, except as to said taxes, restrictions, restrictive covenants and easements of record, if any.

Subject to that certain Mortgage/Deed of Trust from Regina Doss and husband, Demarkus Doss, joint tenants

(borrower) dated 12/11/2003 and filed on 12/17/2003 as Instrument 20031217-0179908, of the official property records of Davidson County, Tennessee in the amount of $117,000.00 and in favor of Commerce Mortgage Group, LLC (Lender). Said Mortgage/Deed of Trust is subject to an Appointment of Successor Trustee recorded 12/30/2008 in Document No. 20081230-0123497, which appoints Shellie Wallace aand Greg Ivester, as Successor Trustee. Said Mortgage/Deed of Trust was assigned to U.S. Bank National Assoiation as Trustee successor in interest to Bank of America, National Association as Trustee, successor by merger to LaSalle Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2004-5 by Assignment recorded 04/28/2014 as Instrument 20140428-0035250.

The parties to this agreement specifically intend that this conveyance shall not constitute a merger of the interest of Lender under the mortgage/deed of trust with the fee title conveyed to the lender. It is the intention of the parties that the property shall remain subject to the liens of the mortgage/deed of trust as well as any other security interests in other collateral that lender holds or may hold. The loan documents shall be and remain at all times valid and continuous liens on the property and other collateral subject only to lender's written and recorded releases as lender may, in its sole discretion, subsequently execute.

This deed is an absolute conveyance, the grantor(s) having sold said land to the grantee for a fair and adequate consideration. Grantor(s) declare(s) that this conveyance is freely and fairly made, and that there are no agreements, oral or written, or other than this deed between grantor(s) and grantee with respect to said land.

Whenever used, the singular name shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Assessor's parcel No. 15011031200

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this 25 day of JAN, 2016.

Regina Doss

STATE OF TN
COUNTY OF Davidson

On this 25th day of January, 2016, before me personally appeared Regina Doss, to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that such person(s) executed the same as such person(s) free act and deed.

Witness my hand, at offices, the 25th day of January, 2016

Notary Public Dotty Harper
My Commission expires: 8-17-19

DOTTY HARPER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 08-17-2019

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

BEING LOT NO. 49, ON THE PLAN OF BELLE OAKS SUBDIVISION, OF RECORD IN PLAT BOOK 6900, PAGE 768, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO REGINA DOSS BY QUIT CLAIM DEED FROM DEMARKUS DOSS (ALSO KNOWN AS DEMARKUS ANTONIO DOSS) DATED 03/10/2010 AND RECORDED 03/14/2011 IN INSTRUMENT 20110314-0019997, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

COMMONLY KNOWN AS: 3708 BELLE OAKS DRIVE, ANTIOCH TN 37013
TAX ID: 15011031200

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that the actual consideration is $124,628.45.

Kraig Kircher, agent

Subscribed and sworn to before me this 6 day of February, 2016 by Kraig Kircher, agent for U.S. Bank National Association as Trustee successor in interest to Bank of America, National Association as Trustee, successor by merger to LaSalle Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2004-5

Notary Public Ashlee Berry
Commission Expires 5-9-17

ASHLEE BERRY
MY COMMISSION # FF 016729
EXPIRES: May 9, 2017
Bonded Thru Notary Public Underwriters

Name and address for person(s) responsible for taxes:

U.S. Bank National Association as Trustee successor in interest to Bank of America, National Association as Trustee, successor by merger to LaSalle Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2004-5
60 Livingston Avenue, Mail Code EP-MN-WS3D
Saint Paul, MN 55107

Name and address of property owner:

U.S. Bank National Association as Trustee successor in interest to Bank of America, National Association as Trustee, successor by merger to LaSalle Bank National Association, as Trustee for Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2004-5
60 Livingston Avenue, Mail Code EP-MN-WS3D
Saint Paul, MN 55107

True Copy Certification

I, **Darell Near**, do hereby make oath that I am 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 Florida

County of Pinellas

Personally appeared before me, **Jocelyn K Brown**, a notary public for this county and state, **Darell Near** 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: September 9, 2015

Notary' Seal (if on paper)

JOCELYN K. BROWN
MY COMMISSION # EE 123532
EXPIRES: September 9, 2015
Bonded Thru Notary Public Underwriters