Davidson County DEEDWARRSP
Recvd: 09/07/16 12:42 4 pgs
Fees:23.00 Taxes:828.54
20160907-0094041

CE1601-TN-2875707

SPECIAL WARRANTY DEED

STATE OF FLORIDA
COUNTY OF PALM BEACH
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $223,929.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 26 DAY OF August 2016

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 12/10/2018

BLAIR BUTLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMM. EXP.
DEC. 10, 2018

THIS INSTRUMENT WAS PREPARED BY: Premium Title Services, Inc
1000 Abernathy Road NE, Suite 200, Atlanta, GA 30328

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Tigist Demeke 430 Carmel dr., Murfreesboro, TN 37128	Tigist Demeke 430 Carmel dr. Murfreesboro, TN 37128	183050A21600CO

FOR AND IN CONSIDERATION of the sum of Two Hundred Twenty Three Thousand Nine Hundred Twenty Nine Dollars and No Cents and No/100 Dollars ($223,929.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, by the Grantor, U.S. Bank National Association, as Trustee, for the C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-RP1, (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Tigist Demeke 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: 5112 Morningwood Lane, Antioch, TN 37013

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 **Tigist Demeke A Married Person** , his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **U.S. Bank National Association, as Trustee, for the C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-RP1** 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 **Tigist Demeke 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 **U.S. Bank National Association, as Trustee, for the C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-RP1**,has executed this deed this the 23 day of JUNE, 2016.

"U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE C-BASS MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2007-RP1"

By: Ocwen Loan Servicing, LLC, as its Attorney in Fact

STATE OF FLORIDA

Jose Manrique Contract Management Coordinator

COUNTY OF PALM BEACH

Personally appeared before me Jami Dorobiala, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Jose Manrique (Name) as Contract Management Coordinator (Title), 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 "U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE C-BASS MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2007-RP1.

Witness my hand and Notarial Seal this 23 day of JUNE, 2016.

Notary Public

Jami Dorobiala

My Commission expires:

POA Recorded 10/14/2015 Instrument No: 20151014-0104405

Notary Public State of Florida
Jami Dorobiala
My Commission FF 000161
Expires 04/15/2017

RETURN TO:
Tigist Demeke
430 Carmel dr.
Murfreesboro, TN 37128

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 45 ON THE PLAN OF OCTOBER WOODS, PHASE 5, SECTION 8, A PLANNED UNIT DEVELOPMENT, OF RECORD IN INSTRUMENT NUMBER 19991214-0303097 AND INSTRUMENT NUMBER 19991214-0303098, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

Being Property Conveyed by Substitute Trustee's Deed from Jason S. Mangrum, J.P. Sellers, Lori Liane Long, John R. Roan, Substitute Trustee to U.S. Bank National Association, as Trustee, for the C-BASS Mortgage Loan Asset Backed Certificates, Series 2007-RP1, recorded January 13, 2016, in Instrument No: 20160113-0003573 , Davidson County, Tennessee.

I, Lori Lancaster 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.

(Lori L Lancaster,) Signature

State of Georgia

County of Fulton

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

(Richard S Davidson)
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.