CE1612-TN-3156392

SPECIAL WARRANTY DEED

Davidson County DEEDWARRSP
Recvd: 03/24/17 15:19 4 pgs
Fees:23.00 Taxes:540.20
20170324-0029181

STATE OF TN
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $146,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 16th DAY OF February 2017

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)
7-24-2017

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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
Elaheh Bahagir 127 Tusculum Rd, Antioch, TN 37167	Elaheh Bahagir 127 Tusculum Rd Antioch, TN 37167	17301008700

FOR AND IN CONSIDERATION of the sum of One Hundred Forty Six Thousand and No/ 100 Dollars ($146,000.00), 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 Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates Series 2004-R5, (herein referred to as "Grantor") has/have this day bargained and sold and, by these presents, does hereby Bargain, Sell, Transfer and Convey unto **Elaheh Bahagir A Single 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: 241 Cedarview Drive, Antioch, TN 37013-4413

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 **Elaheh Bahagir A Single Person** , his/her/their heirs and assigns, in fee simple forever.

SAID GRANTOR **Deutsche Bank National Trust Company, as trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates Series 2004-R5** 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 **Elaheh Bahagir A Single 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 Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates Series 2004-R5,**has executed this deed this the 23 day of January, 2017.

"DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2004-R5"

Katherine Burgos

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

Katherine Burgos
Contract Management Coordinator

STATE OF FLORIDA

COUNTY OF PALM BEACH

Personally appeared before me **Guirlene Dolcine**, the undersigned, a Notary Public in and for the State and County aforesaid, appeared Katherine Burgos (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 **"DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2004-R5.**

Witness my hand and Notarial Seal this 25 day of January, 2017.

Personally Known To Me

2/23/17

Guirlene Dolcine

GUIRLENE DOLCINE
MY COMMISSION # FF 055364
EXPIRES: November 16, 2017
Bonded Thru Notary Public Underwriters

POA recorded on 08/15/2016 as Ins # 2016011491

EXHIBIT A

Legal Description

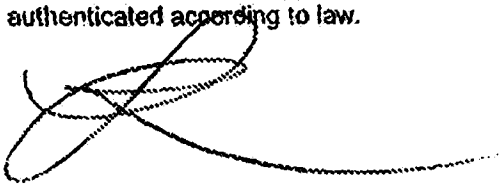
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BEING LOT NO. 65 ON THE PLAN OF SECTION 1 ,MONTE CARLO ESTATES AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 4675, PAGE 68, OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION

17301008700

Being Property Conveyed by Trustee's Deed from Wilson & Associates, PLLC, Successor Trustee to Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2004-R5, recorded June 20, 2016, in , Davidson County, Tennessee. Ins # 20160620-0062343

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.

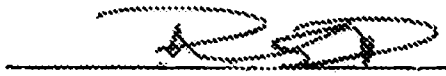


Signature

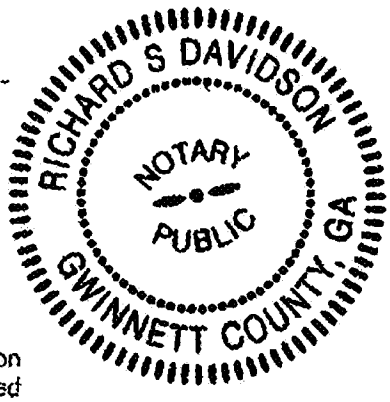
State of Georgia

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.



Notary's Signature



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.