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BK 550 PG 321  
DESO TO COUNTY, MS  
W.E. DAVIS, CH CLERK

INDEXING INSTRUCTIONS:  
Lot 31, Section "B", Wellington Square East, PUB, Section 27, T1S, R8W, Desoto County, MS

STATE OF MISSISSIPPI

COUNTY OF DeSoto

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the undersigned, grantor (s) Wells Fargo Bank, NA., as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-2, do hereby convey, and warrant specially unto grantee (s) Dale P. Warnsley and Ronda M. Warnsley as joint tenants with right of survivorship not as tenants in common, the following described property situated in Desoto County, Mississippi, to-wit;

SEE ATTACHMENT EXHIBIT "A"

City, County, and State ad valorem taxes for the year 2008 are to be pro-rated as of the date of delivery of this deed.

The above warranty and this conveyance is made subject to any and all valid and outstanding oil, gas, and mineral leases, exceptions, reservations and conveyances.

The above warranty and this conveyance is made subject to any and all easements for public utilities as presently laid out, constructed or in use.

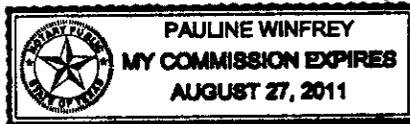
WITNESS MY SIGNATURE, this the 27 day of February, 2008.  
Wells Fargo Bank, NA., as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-2 by Its Attorney-In-Fact, Litton Loan Servicing, LP

BY: Robert Tompkins  
Vice President

STATE OF TX  
COUNTY OF Harris

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 27 day of Feb 2008 within my jurisdiction, the within name Robert Tompkins who acknowledge that he/she is Vice President of Litton Loan Servicing, LP, a corporation which is the Attorney in Fact for Wells Fargo Bank, NA., as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-2, a corporation, and that for and on behalf of the said Litton Loan Servicing, LP in its representative capacity as Attorney in Fact for Wells Fargo Bank, NA., as Trustee for Ownit Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-2, that he/she executed the above and foregoing instrument, after first having been duly authorized so to do.

Pauline Winfrey  
NOTARY



MY COMMISSION EXPIRES

GRANTOR:  
Wells Fargo Bank, NA.  
4828 Loop Central Drive  
Houston, TX 77061  
713-960-9676

GRANTEE:  
Dale P. and Ronda M. Warnsley  
2388 Pappy Ln.  
Horn lake, MS 38637  
662-349-0024 N/A

DM

R07-1485/bnt

## **EXHIBIT "A"**

**LEGAL DESCRIPTION:**

Lot 31, Section B, Wellington Square East, PUD, situated in Section 27, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 93, Pages 13-14, in the office of the Chancery Clerk of DeSoto County, Mississippi

AFTER RECORDING, RETURN TO:  
LITTON LOAN SERVICING LP  
4828 Loop Central Drive  
Houston, Texas 77081

Attn: ~~Amanda Miller~~  
**Alison S. Walas**

PREPARED BY:  
Kathleen A. Dean  
Wells Fargo Bank, N.A.  
9062 Old Annapolis Road  
Columbia, MD 21045

**LIMITED POWER OF ATTORNEY**

Wells Fargo Bank, N.A. successor by merger to Wells Fargo Bank Minnesota, National Association, (the "Principal") (formerly known as Norwest Bank Minnesota, N.A.), in its capacity as trustee under that certain Pooling and Servicing Agreement relating to **OWNIT Mortgage Loan Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-2** dated as of March 1, 2006 (the "Agreement") by and among Merrill Lynch Mortgage Investors, Inc. as ("Depositor") and Litton Loan Servicing LP as ("Servicer") and Wells Fargo Bank, N.A. as ("Trustee").

hereby constitutes and appoints:

**Litton Loan Servicing LP**

its true and lawful attorney-in-fact (the "Attorney-in-Fact"), acting by and through its officers and employees, with full authority and power to execute and deliver on behalf of Principal any and all of the following instruments to the extent consistent with the terms and conditions of the Agreement:

- (i) All documents with respect to residential mortgage loans serviced for Principal by said attorney-in-fact which are customarily and reasonably necessary and appropriate to the satisfaction, cancellation, or partial or full release of mortgages, deeds of trust or deeds to secure debt upon payment and discharge of all sums secured thereby;
- (ii) Instruments appointing one or more substitute trustees to act in place of the trustees named in Deed of Trust;
- (iii) Affidavits of debt, notice of default, declaration of default, notices of foreclosure, and all such contracts, agreements, deeds, and instruments as are appropriate to effect any sale, transfer or disposition of real property acquired through foreclosure or otherwise;
- (iv) All other comparable instruments.

This limited Power of Attorney is effective as of the date below and shall remain in full force and effect until revoked in writing by the undersigned or termination of the Agreement, whichever is earlier.

Dated: May 23, 2006

Wells Fargo Bank, N.A.  
as Trustee under the Agreement

*Joshua Kelly*  
By: Joshua Kelly  
Its: Vice President

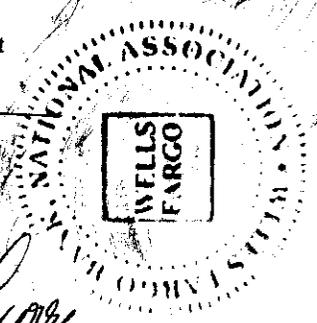
Attest:

*Diane Courtney*  
By: Diane Courtney  
Its: Assistant Secretary

Unofficial Witnesses:

*Dolores Branch*  
Dolores Branch

*Angela Moore*  
Angela Moore

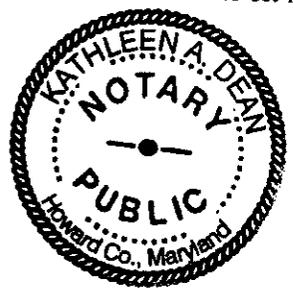


STATE OF MARYLAND  
COUNTY OF HOWARD

ss:

On the 23<sup>rd</sup> day of May, 2006 before me, a Notary Public in and for said State, personally appeared Joshua Kelly, known to me to be Vice President of Wells Fargo Bank, N.A., and also known to me to be the person who executed this Power of Attorney on behalf of said bank, and acknowledged to me that such bank executed this Power of Attorney.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year written above.



*Kathleen A. Dean*  
Kathleen A. Dean, Notary Public State of Maryland  
My commission expires 2/1/2009