

11/30/10 9:22:32 555
DK W BK 647 PG 450
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Commitment Number: 117617
Seller's Loan Number: 4001068727

This instrument prepared by:
Arin Adkins., Mississippi Bar Number: 101831, 2906 North State Street, Suite 330, Jackson, MS
39216 (phone number: 601.981.1568).

After Recording Return To:

PowerLink Settlement Services
345 Rouser Road. Building 5
Coraopolis, PA 15108
866-412-3636

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
1-07-9-32-00-0-00007-01

SPECIAL/LIMITED WARRANTY DEED

Deutsche Bank National Trust Company, as Trustee for Argent Securities, Inc., Asset-Backed Pass-Through Certificates, Series 2006-W1, (contact phone number: 866-896-6780), whose mailing address is **4600 Regent Blvd., Suite 200, Irving, TX 75063**, hereinafter grantor, for \$60,000.00 (Sixty Thousand Dollars and no Cents) in consideration paid, grants with covenants of limited warranty to **Charles Monsue** (contact phone number: 662-349-3930), hereinafter grantee, whose tax mailing address is **6414 Janice Drive, Southaven, MS 38671**, the following real property:

Lot 16, Tall Oaks Subdivision located in the North half of the Southwest Quarter of Section 32, Township 1 South, Range 7 West, DeSoto County, Mississippi as recorded in Plat Book 6 Pages 36, 37, and 38 in the Office of the Chancery Clerk of DeSoto County, Mississippi. AND The South 5 5/7 acres of the East 660 feet of the Northeast Quarter and the North 11 3/7 acres of the Southeast Quarter of Section 32, being more particularly together as one parcel by metes and bounds as follows, to - wit: Beginning at a point in the East line of Section 32, Township 1

South, Range 7 West, a distance of 188.57 feet South of the Quarter corner thereof, said beginning being the Northeast corner of the Juanita Smith Bowser tract, and running thence West along the North line of the said Bowser tract, passing an iron pipe in the West line of Techulahoma Road at 9 feet and continuing a further distance of 2631 feet, in all a total distance of 2640 feet to an iron pipe at the Northwest corner thereof in the West line of the Southeast Quarter of said Section; Thence North along said West line a distance of 188.57 feet to an iron pipe at the center of said Section; Thence East along the center line of said Section 32, a distance of 1980 feet to an iron pipe; Thence North, following an old fence and hedge row, a distance of 565.7 feet to an iron pipe; Thence East, passing an iron pipe in the West line of Techulahoma Road at 650 feet, and continuing a further distance of 10 feet, in all a total distance of 660 feet to a point in the East line of said Section; Thence South along said East line, passing the center line of said Section at 377.13 feet and continuing a further distance of 188.57 feet, in all a total distance of 565.7 feet to the point of beginning, containing 17.142 acres, of which 0.122 acre is occupied by Techulahoma Road, leaving a net area of 17.02 acres, and being the same land conveyed to the grantor by James Smith, Jr. by deed dated February 23, 1961 and of record in Book 49, Page 187 of the Deed records of DeSoto County, Mississippi. **LESS AND EXCEPT:** Beginning at a point that is 2640 feet North and 1147.94 feet West of the commonly accepted Southeast corner of Section 32, Township 1 South, Range 7 West, said point being the Southeast corner of Lot 68, Stonehedge Subdivision and being marked with a found iron pipe; Thence South $08^{\circ} 39' 55''$ W. ($S 08^{\circ} 44' 20''$ W called) along the West side of Lot 69, Stonehedge Subdivision, a distance of 192.17 (192.00 called) feet to a point being the Southwest corner of said Lot 69 and being marked with a found iron pipe; Thence $S 89^{\circ} 39' 44''$ W a distance of 1219.03 feet to a point marked with a corner fence post; Thence North $01^{\circ} 16' 41''$ W a distance of 199.52 feet to a point marked with an iron pin; Thence South $89^{\circ} 53' 40''$ E a distance of 1252.41 feet to the point of beginning; containing 5.52 acres, more or less. **AND ALSO LESS AND EXCEPT:** A parcel of land in Section 32, Township 1 South, Range 7 West, DeSoto County, Mississippi, more particularly described as follows: Beginning at a point that is 2451.43 feet North of the Southeast corner of Section 32, Township 1 South, Range 7 West, said point being on the East line of said section and West edge of Techulahoma Road; Thence North $3^{\circ} 06'$ E along the East line of said section, a distance of 565.70 feet to a point in the centerline of said road; Thence North $87^{\circ} 56'$ W a distance of 660.00 feet to a point marked with an iron pipe; Thence $S 3^{\circ} 05'$ W a distance of 377.13 feet to a point marked with an iron pipe; Thence $N 86^{\circ} 31'$ W a distance of 487.94 feet to a point marked with an iron pipe; Thence $S 12^{\circ} 11'$ W a distance of 192.00 feet to a point marked with an iron pipe; Thence South $87^{\circ} 22'$ E a distance of 1178.16 feet to the point of beginning containing 10.67 acres, more or less. Property Address is: 6414 Janice Drive, Southaven, MS 38671

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The preparing attorney has not been asked to perform any title examination on the conveyed property and therefore makes no representations concerning the state of the title or the accuracy/sufficiency of the legal description.

Grantee is advised that if he or she desires to file for a homestead exemption than he or she should immediately contact the tax assessor of the county named above in the legal description.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

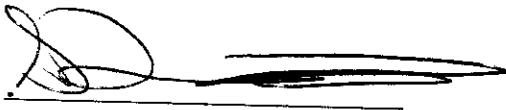
Prior instrument reference: **Official Records Book 643, Page 753**

NOV 12 2010

DK W BK 647 PG 453

Executed by the undersigned on _____, 2010:

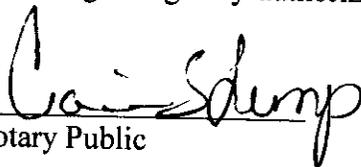
**Deutsche Bank National Trust Company, as Trustee for Argent Securities, Inc.,
Asset-Backed Pass-Through Certificates, Series 2006-W1, by American Home
Mortgage Servicing as Attorney In Fact**

By: 

Its: Sandra Domino
Assistant Secretary

STATE OF Texas
COUNTY OF Dallas

Personally appeared before me, the undersigned authority in and for the said county and state on this Nov 12, 2010, within my jurisdiction, **Deutsche Bank National Trust Company, as Trustee for Argent Securities, Inc., Asset-Backed Pass-Through Certificates, Series 2006-W1, by American Home Mortgage Servicing as Attorney In Fact** by Sandra Domino **Assistant Secretary**, who acknowledged that he/she executed the above and foregoing instrument as the act and deed of said business entity, after first having being duly authorized by the said business entity to do so.


Notary Public

