

Prepared by and return to:  
Clara Del Risco, Esq.

Clara del Risco, P.A.  
10051 Pines Blvd., Suite A  
Pembroke Pines, FL 33024  
954-433-3440  
File Number: CDC1380S  
5217 Tusawilla Dr., Weeki Wachee, FL 34607  
Loan Number: [REDACTED]

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## Special Warranty Deed

This Special Warranty Deed made this 18<sup>th</sup> day of November 2015 between The Bank of New York Mellon FKA The Bank of New York Trustee for the Benefit of the CWABS Inc Asset-Backed Certificates Series 2005-13 whose post office address is 7360 South Kyrene Road, Tempe, AZ 85282, grantor, and Kellie Davidson, a single woman whose post office address is 5217 Tusca Willa Dr , Weeki Wachee, FL 34607, grantee:

(Whenever used herein the terms grantor and grantee include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations, trusts and trustees)

**Witnesseth**, that said grantor, for and in consideration of the sum TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable considerations to said grantor in hand paid by said grantee, the receipt whereof is hereby acknowledged, has granted, bargained, and sold to the said grantee, and grantee's heirs and assigns forever, the following described land, situate, lying and being in Hernando County, Florida, to-wit:

Lot Two Hundred Twenty-Eight (228), WEEKIWACHEE GARDENS ADDITION, as per Plat thereof recorded in Plat Book 6, Page 64, Public Records of Hernando County, Florida.

Parcel Identification Number: R32-222-17-4000-0000-2280

This deed is being executed pursuant to a power of attorney recorded in the public records of Broward County Florida on October 22, 2015 as Instrument Number 113303407.

Copy of Resolution granting authority attached hereto as Exhibit "A"

The Grantee(s), or purchaser(s), of the Property cannot re-sell, record an additional conveyance document, or otherwise transfer title to the Property within 60 days following the Grantor's execution of this deed.

**Together** with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

**To Have and to Hold**, the same in fee simple forever.

**And** the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons claiming by, through or under grantors.

**In Witness Whereof**, grantor has hereunto set grantor's hand and seal the day and year first above written.

Signed, sealed and delivered in our presence:

The Bank of New York Mellon FKA The Bank of New York Trustee  
for the Benefit of the Certificateholders of the CWABS Inc Asset-  
Backed Certificates Series 2005-13

By: Ditech Financial LLC, FKA Green Tree Servicing LLC, a  
Delaware Limited Liability Company, as Attorney in Fact

Steven Bronner

Witness Name: Steven Bronner

Annette Karpinski

Witness Name: Annette Karpinski

State of Arizona  
County of Maricopa

By: Bradley S Johnson, Assistant Vice  
President

Print Name: Bradley S Johnson

The foregoing instrument was acknowledged before me this 18 day of November, 2015 by Bradley S Johnson, Assistant Vice President of Ditech Financial LLC, FKA Green Tree Servicing, LLC a Delaware Limited Liability Company as Attorney in Fact on behalf of the corporation for The Bank of New York Mellon FKA The Bank of New York Trustee for the Benefit of the Certificateholders of the CWABS Inc Asset-Backed Certificates Series 2005-13. He/she [X] is personally known to me.



Printed Name: Teresa M. DeLeon

My Commission Expires: 9/25/16

5217 Tusawilla Dr., Weeki Wachee, FL 34607  
Loan Number: XXXXXXXXXX

**WRITTEN CONSENT  
OF THE  
MANAGING MEMBER  
OF  
DITECH FINANCIAL LLC**

**DATED AS OF SEPTEMBER 21, 2015**

**(Authorized Signers)**

The following Resolutions are adopted by the Managing Member of Ditech Financial LLC pursuant to the Delaware Limited Liability Company Act:

**WHEREAS**, the Managing Member has previously adopted by Written Consent, Resolutions authorizing the Officers and certain other designated individuals of Ditech Financial LLC, f/k/a Green Tree Servicing LLC, f/k/a Consecro Finance Servicing Corp. (the "LLC") to execute real estate documents on behalf of the LLC; and

**WHEREAS**, the Managing Member has determined that it is necessary to update the list of individuals authorized to execute such documents on behalf of the LLC;

**NOW, THEREFORE BE IT RESOLVED**, that effective October 1, 2015 through December 31, 2015, the Managing Member hereby authorizes any LLC Officer including the following Officers of the LLC to execute and to attest to documents on behalf of the LLC relating to Mortgages, Mortgage Assignments, Mortgage Cancellations, Mortgage Satisfactions, Security Deeds, Security Deed Cancellations, Deeds of Releases, Releases of Liens, Deeds of Trust, Deeds of Trust Assignments, Deeds of Releases, Deeds of Trust Satisfactions, Subordination Agreements, Warranty Deeds, Foreclosure Deeds, Credit Sales Papers and and/or other similar real estate instruments relating to the loans and accounts the LLC services or owns:

**Officers**

David C. Schneider	President
Patricia Hobbib	Senior Vice President and Secretary
Cheryl A. Collins	Senior Vice President and Treasurer
Kimberly Perez	Senior Vice President and Chief Accounting Officer
James P. Van House	Senior Vice President, Performing Servicing
Cory Guindon	Senior Vice President, Asset Receivables Management
Mark C. Foley	Vice President Asset Receivables Management
Vance Nelson	Vice President, Bankruptcy
Michael Ann Williamson	Vice President, Document Custody
Kellie Rohling	Vice President, Foreclosure
David Peters	Vice President, Process Engineering
Joseph H. Kelly, Jr.	Vice President
David (Wayne) Whitlock	Vice President
Wanda J. Lamb-Lindow	Assistant Vice President and Assistant Secretary
Christina Tribble	Assistant Vice President and Assistant Secretary
Jeanetta Brown	Assistant Secretary

**RESOLVED FURTHER**, that for the term beginning October 1, 2015 and ending December 31, 2015, the Managing Member hereby appoints the following individuals Assistant Vice Presidents to perform the following administrative and ministerial duties: to execute and to attest to documents on behalf of the LLC relating to Mortgages, Mortgage Assignments, Mortgage Cancellations, Mortgage Satisfactions, Security Deeds, Security Deed Cancellations, Deeds of Releases, Releases of Liens, Deeds of Trust, Deeds of Trust Assignments, Deeds of Releases, Deeds of Trust Satisfactions, Subordination Agreements, Warranty Deeds, Foreclosure Deeds and/or other similar real estate instruments relating to the loans and accounts the LLC services or owns:

Abby Doty	Gina Hersh	Michael E. Krebs
Alan Proctor	Grace Kane	Michael M. Wood
Alisa Martinez	Grant Bauer	Michael Jansen
Alissa Sheesley	Gretchen Kessner	Michael Quinn
Amanda Armstrong	Heather Garcia	Michele L. Fisher
Amanda M. Minton	Heather Hilgemeier	Mitchel Harris
Amanda Weber	James Rodgers, Jr.	Misty Mandas
Amber Smith	James D. Browning	Nancy J. Short
Amie Koch	James F. Gill	Natalie Piersall
Amy Michaels	Jamie Crawford	Nicholas Quesada
Andre Jackson	Jamie Culham	Nichole Loafer
Andrea H. Hoobler	Jamie Larson	Oscar Perales
Andrea Johnson	Jamie Marshall	Peggy Davies
Andrea McIntosh	Jana Young	Rachel Eite
Andrew Aplin	Janette Roost	Radhika Rensch
Andrew Hajost	Jaron Smith	Rafael Sanchez
Angel Ramirez	Jason Baker	Rebecca Anderson
Angela Cake	Jason Braxton	Rebecca Weller
Angela Charbonneau	Jason Pratt	Reginald Micou
Anita Garvin	Jason Stamey	Renee Keech
Ann Serafina	Jason W. Kwasny	Richard Franklin
Ann Smith	Jeff Koenig	Richard J. Daugherty
Annelie Lenasen	Jeff Michener	Richard S. Vines
April Maeschen	Jeffrey Sis	Ricky Booker
Ashley Gomez	Jennifer Jones	Robert Haveman
Becky Stilwell	Jennifer McKeown	Robert Jones
Bobbi Jo Crawford	Jennifer Rasmussen	Roberta Hansen
Bonnie Smith	Jennifer L. McLemore	Robin D. Bryant
Brad W. Hardwick	Jessica Bojorquez	Rosalind Hawkins
Bradley S. Johnson	Jim R. Grantham	Ruth Hernandez
Brandon Schildts	Jodi Michel	Sam Devries
Brandy Case	Joel Hanks	Samantha Suzuki
Brenda K. Huyck	John Flores	Sandra J. Ray
Brian Hamm	John Schaefer	Sarah Watt

Brian Wolf	Joseph Yslas	Savannah Witte
Brittany Droppers	Josh R. Degneau	Shakeya A. Fort
Brittany VanSickle	Julia Montez	Shannon Koupal
Bryent Armentrout	Julie Brahm	Shannon Tucker
Cami Yellow Robe	Julie Duarte	Shawndai Standing Cloud
Carey E. Gardner	Julie Stanley	Shelly Meyer
Carmen M. Booth	Kamelia Kidd	Shelly Walz
Carrie Lovell	Karen Berger	Shyra Hoffman
Carol Patridge	Karen Nedved	Sonia C. Gaston
Cassandra Palmer	Kathleen Cortez	Stacey Yarber
Cassondra Wilburn	Kathy Tuohy	Stephanie Rodgers
Chad Landis	Kayla Schindler	Stephanie M. Sullivan
Chalsey Yates	Kaylee Vincent	Stephen W. Neumann
Chantel P. Moon	Keith E. Lammons	Steve Bishop
Charles A. Buchanan	Kelli Eleeson	Steve Marion
Chelsie Hall	Kelly A. Ciaccio	Steven W. Vincent
Chervet Simpson	Kelly N. Jensen	Sue Spratte
Chrissy Foreman	Kelsey Chambers	Sully Serano-Salas
Christine Maerling	Kelvan E. Raff	Susanne Roman
Christria Brookes	Kent Smith	Sylvia M. Crawford
Christopher R. Warner	Kim M. Lehr	Tabitha Broman
Christy Robb	Kim Taylor	Tammi L. Rowley
Cindy S. Wright	Kimberly Ackerman	Tammy L. Powell
Claudia Andrews	Kimberly N. Provost	Tara Taylor-Moore
Clarissa A. Real	Kindra Denny	Ted. A. Ahl
Consuelo R. Lennox	Kizzy Houston	Teresa G. Harris
Courtney Wolf	Krista Leonard	Teresa Pratt
Dallas K. Barley	Kristi Bowie	Terri King
Daniel M. Van Keuren	Kristin Zayak	Theresa Geibel
Danielle Froelich	Kristina Bell	Thomas C. Clark
David A. Devore	Krysti Brekke	Tiffany Smith
David Fielding	Lakecia Walker	Timothy Bauer
David J. Fogle	Lamont Young	Tina Maric
Davy Mattson	Lance Hoar	Tina M. Harris
Debra Johnstone	Lauren A. Rushen	Todd Jockisch
Desiree Wyatt	Laurie Lebeau	Tonya N. Jasmin
Diana C. D'Addona	Leslie Grisham	Tracy L. Moran
Dominic Baglio	Leslie E. Tester	Travis Charlton
Donna D. Taylor	Linda Howard	Tricia Reynolds
Ed Lara	Linda Thornton	Troy N. Tabor
Edward Born	Lissa Woodward	Valencia Yesslith

Elizabeth Thornton	Lynda Leonardi	Valinda Castillo
Ellen Pote	Lorenda Martin	Verlin O. Peacock, Jr.
Elsa Santellan	Lori Clanton	Veronica Lyn Tobar
Emily Danaher	Lori Hennessey	Vertina L. Baldwin
Emily Johnson	Marilyn Ferguson	Vicki R. Kennedy
Emily Mills	Marilyn Morgan	Wanda J. Davis
Emily Scholz	Marissa Price	Wayne D. Reyes
Emily Secord	Mark S. Tillman	Whitney M. Wince
Erin Richardt	Martha Moron-Nunez	William J. Ashley
Garrett Q. Dale	Marty Murer	William M. Jones
George C. Dumler	Mary Castaneda	Willie Sheppard
Gerald Hicks	Melissa Triplet	Winona Dennis
Gerod Smith	Merna Mcalevy	Zandra Zephier
Gina Hersh		

**RESOLVED FURTHER**, that effective October 1, 2015 through December 31, 2015, the Managing Member hereby authorizes any LLC Officer including the following Officers of the LLC to execute and to attest to documents on behalf of the LLC relating to Loan Payoffs, Titles, Releases of Security Interests on U.C.C. Financing Statements, and/or other similar documents relating to the loans and accounts the LLC services or owns:

Officers

David C. Schneider	President
Patricia Hobbib	Senior Vice President and Secretary
Cheryl A. Collins	Senior Vice President and Treasurer
James P. Van House	Senior Vice President, Performing Servicing
Cory Guindon	Senior Vice President, Asset Receivables Management
Vance Nelson	Vice President, Bankruptcy
Michael Ann Williamson	Vice President, Document Custody
David Peters	Vice President, Process Engineering
Wanda J. Lamb-Lindow	Assistant Vice President and Assistant Secretary

**RESOLVED FURTHER**, that for the term beginning October 1, 2015 and ending December 31, 2015, the Managing Member hereby appoints the following individuals Assistant Vice Presidents to perform the following administrative and ministerial duties: to execute and to attest to documents on behalf of the LLC relating to Loan Payoffs, Titles, Releases of Security Interests on U.C.C. Financing Statements, and/or other similar documents relating to the loans and accounts the LLC services or owns:

Alisa Martinez	James F. Gill	Merna Mcalevy
Amanda M. Minton	Jamie Culham	Michael Jansen

Amanda Weber	Jamie Larson	Michael Jansen
Amber Smith	Jamie Marshall	Misty Mandas
Amy Michaels	Jana Young	Mitchel Harris
Andre Jackson	Janette Roost	Nancy J. Short
Andrea Johnson	Jaron Smith	Natalie Piersall
Andrea McIntosh	Jason Braxton	Nicholas Quesada
Andrew Aplin	Jason Pratt	Nikki Pilarski
Andrew Hajost	Jason Stamey	Peggy Davies
Angela Cake	Jason W. Kwasny	Rachel Eite
Angela Charbonneau	Jeanna M. Langley	Radhika Rensch
Anita Garvin	Jeff Koenig	Rafael Sanchez
Ann Serafina	Jeff Michener	Rebecca Anderson
Annelie Lenasen	Jeffrey Sis	Reginald Micou
Ashley Gomez	Jennifer Jones	Richard Franklin
Bonnie Smith	Jennifer McKeown	Richard J. Daugherty
Brad Hardwick	Jennifer Rasmussen	Richard S. Vines
Bradley S. Johnson	Jessica Bojorquez	Robert Haveman
Brandy Case	Jim R. Grantham	Robert Jones
Brandon Schildts	Jodi Michel	Roberta Hansen
Brian Hamm	John Flores	Robin D. Bryant
Brian Wolf	John Schaefer	Robin J. Whitaker
Brittany VanSickle	Joseph Regan	Rosalind Hawkins
Bryent Armentrout	Joseph Yslas	Ruth Hernandez
Cami YellowRobe	Josh R. Degneau	Sam Devries
Carey E. Gardner	Julia Montez	Sandra J. Ray
Carrie Lovell	Julie Brahm	Sarah Watt
Cassandra Palmier	Julie Duarte	Savannah Witte
Chad Landis	Julie Stanley	Shannon Koupal
Charles A. Buchanan	Kamelia Kidd	Shannon Tucker
Chelsie Hall	Karen Berger	Shawndai Standing Cloud
Chervet Simpson	Karen Nedved	Shelly Walz
Chrissy Foreman	Kathleen Cortez	Stacey Yarber
Christine Maerling	Kathy Tuohy	Stephen W. Neumann
Christopher R. Warner	Kayla Schindler	Stephanie Rodgers
Cindy S. Wright	Kaylee Vincent	Stephanie M. Sullivan
Clarissa A. Real	Kelly A. Ciaccio	Steve Bishop
Claudia Andrews	Kelly N. Jensen	Steve Marion
Dallas K. Barley	Kent Smith	Steven W. Vincent
Danielle Froelich	Kim Taylor	Sue Spratte
David Fielding	Kimberly Ackerman	Sully Serano-Salas
David A. Devorc	Kimberly N. Provost	Susanne Roman

Davy Mattson	Kindra Denny	Sylvia M. Crawford
Dawn Taylor	Kizzy Houston	Tammi L. Rowley
Debra Johnstone	Krista Leonard	Tara Taylor-Moore
Desiree Wyatt	Kristi Bowie	Ted A. Ahl
Donna D. Taylor	Kristina Bell	Teressa Pratt
Ed Lara	Krysti Brekke	Terri King
Edward Born	Lamont Young	Theresa Geibel
Ellen Pote	Lance Hoar	Thomas C. Clark
Elizabeth Thornton	Lauren A. Rushen	Tina M. Harris
Elsa Santellan	Laurie Lebeau	Timothy Bauer
Emily Danaher	Leslie Grisham	Todd Jockisch
Emily Mills	Linda Howard	Travis Charlton
Emily Scholz	Linda Thornton	Tricia Reynolds
Emily Secord	Lisha M. Edwards	Troy Tabor
Garrett Q. Dale	Lissa Woodward	Valencia Yesslith
George C. Dumler	Lori Hennessey	Veronica Lyn Tobar
Gerald Hicks	Lorenda Martin	Vertina L. Baldwin
Gerod Smith	Marilyn Ferguson	Wanda J. Davis
Gina Hersch	Marilyn Morgan	Wayne D. Reyes
Grace Kane	Martha Moron-Nunez	Whitney M. Wince
Grant Bauer	Marty Murer	William J. Ashley
Gretchen Kessner	Mary Castaneda	William M. Jones
Heather Garcia	Megan Tatge	Zandra Zephier

**RESOLVED**, that effective October 1, 2015 through December 31, 2015, any LLC Officer including the following Officers of the LLC and/or each of the following individuals are hereby authorized to execute documents on behalf of the LLC to transfer titles and obtain duplicate titles of repossessed manufactured homes relating to the loans and accounts the LLC services or owns:

**Officers**

David C. Schneider	President
Patricia Hobbib	Senior Vice President and Secretary
Cheryl A. Collins	Senior Vice President and Treasurer
James P. Van House	Senior Vice President, Performing Servicing
Cory Guindon	Senior Vice President, Asset Receivables Management
Vance Nelson	Vice President, Bankruptcy
David Peters	Vice President, Process Engineering
Wanda J. Lamb-Lindow	Assistant Vice President and Assistant Secretary



Other Authorized Individuals

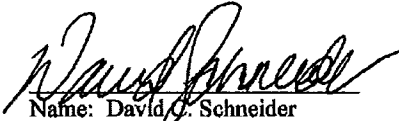
Amanda M. Minton	Jennifer Rasmussen	Radhika Rensch
Amanda Weber	Jessica Bojorquez	Rafael Sanchez
Amber Smith	Jim R. Grantham	Rebecca Anderson
Andre Jackson	Joe W. McKee	Rhonda Wood
Andrea Johnson	Joel Hanks	Richard Franklin
Andrea McIntosh	John Flores	Richard J. Daugherty
Andrew Aplin	John Schaefer	Richard S. Vines
Andrew Hajost	Joseph Regan	Roberta Hansen
Angela Cake	Josh R. Degneau	Robin J. Whitaker
Annelie Lenasen	Julia Montez	Ruth Hernandez
Ashley Gomez	Julie Brahm	Sarah Watt
Brad W. Hardwick	Julie Stanley	Savannah Witte
Brandy Case	Justin Slobojan	Shannon Tucker
Brandon Schildts	Karen Nedved	Shawndai Standing Cloud
Brian Hamm	Kathleen Cortez	Shelly Walz
Brian Wolf	Kayla Schindler	Sherilyn K. VanEss
Brittany VanSickle	Kelly N. Jensen	Stacey Yarber
Carey E. Gardner	Kimberly Ackerman	Stephanie Venegas
Carmen M. Booth	Kimberly N. Provost	Stephanie M. Sullivan
Chad Landis	Kindra Denny	Stephen W. Neumann
Charles A. Buchanan	Kris Wade	Steve Bishop
Chelsie Hall	Kristi Bowie	Steve Hare
Cindy S. Wright	Kristie Heerschap	Steven W. Vincent
Consuelo Lennox	Kristin Ottinger	Sue Spratte
Danielle Froelich	Kristina Bell	Sully Serano-Salas
Davy Mattson	Krysti Brekke	Sylvia M. Crawford
Dawn M. Taylor	Lakecia Walker	Tammi L. Rowley
Debra Johnstone	Lamont Young	Tara Taylor-Moore
Donna D. Taylor	Lance Hoar	Ted A. Ahl
Ellen Secord	Laura Brewer	Terresa Pratt
Emily Danaher	Leslie Grisham	Terri King
Fred R. McDonald	Linda Howard	Theresa Geibel
Garrett Q. Dale	Lisha Edwards	Thomas C. Clark
Gretchen Kessner	Lissa Woodward	Thomas Krehel
Heather Garcia	Lori Hennessey	Timothy Bauer
Heather H. Jarvis	Marta Lillard	Todd Jockisch
Hunter Porter	Martha Moron-Nunez	Toni Mills
Ivonne Leon	Megan N. Tatge	Tracy Gardner
Jamie Larson	Melissa Triplet	Travis Charlton

Jana Young	Merna Mcalevy	Veronica Lyn Tobar
Janette Roost	Michael Jansen	Vertina L. Baldwin
Jaron Smith	Misty Mandas	Wayne D. Reyes
Jason Pratt	Mitchel Harris	Whitney M. Wince
Jason Stamey	Nancy J. Short	William J. Ashley
Jason W. Kwasny	Nikki Pilarski	William M. Jones
Jeanna M. Langley	Patrick Henneberg	Zandra Zephier
Jeff Michener	Peter P. Schmit	
Jeffrey Sis	Rachel Eite	

**RESOLVED FURTHER**, that execution of any of the above-mentioned documents by any of the foregoing individuals is hereby ratified and approved; and be it

**RESOLVED FURTHER**, that the authorization of each such officer or individual listed in the foregoing resolutions shall terminate immediately upon the termination of his or her employment by the Company, any affiliates or parent company.

GREEN TREE SERVICING CORP.  
Its Managing Member

  
Name: David C. Schneider  
Title: President

(Written Consent of the Managing Member of Ditech Financial LLC dated September 21, 2015 re: mortgage servicing authorized signers)