

ASSIGNMENT OF NOTE  
AND DEED OF TRUST

BDFTE No.: 20100031411296  
Investor/Loan Type: FNMA

Date of Assignment: Effective: 7/21/2010  
Assignor: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR  
LENDER AND LENDERS SUCCESSORS AND ASSIGNS

Assignee: BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS  
SERVICING LP

Assignee's Mailing Address: 7105 CORPORATE DRIVE  
(including county) PTX-B-35  
PLANO, TX 75024

NOTE and DEED OF TRUST--

Maker/Grantor: MARJORY STEFFANY GUZMAN

Date: March 30, 2007

Original Amount: \$ 125,000.00

Payee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR  
LENDER AND LENDERS SUCCESSORS AND ASSIGNS

Trustee: THOMAS F. VETTERS

Recording Information: CLERK'S FILE NO. 20070129217  
(including county) (DALLAS)

Property (including any improvements) Subject to Deed of Trust:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES.



ASSG20100031411296

PREPARED BY AND AFTER RECORDING RETURN TO: BDFTE, LLP  
15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001

HOLD FOR BDF

ASSIGNMENT OF NOTE  
AND DEED OF TRUST

BDFTE No.: 20100031411296

Investor/Loan Type: FNMA

WHEREAS, on the date of assignment indicated above, for value received, Holder of the Note and Deed of Trust transferred and assigned each to Assignee, and warranted that the lien was valid against the property in the priority indicated; and

WHEREAS, the Holder of the Note and Deed of Trust and the Assignee desire to evidence and memorialize such transfer and assignment and warranty by this document;

NOW THEREFORE, for value received Holder of the Note and Deed of Trust does hereby evidence and memorialize its transfer and assignment of the Note and Deed of Trust to Assignee on the date of assignment indicated above.

When the context requires, singular nouns and pronouns include the plural.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR  
LENDER AND LENDERS SUCCESSORS AND ASSIGNS

BY: \_\_\_\_\_

ITS: Stephen C. Porter, Assistant Secretary

CORPORATE ACKNOWLEDGMENT

State of Texas §

County of Dallas §

Before me, the undersigned Notary Public, on this day personally appeared Stephen C. Porter, who is the Assistant Secretary of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR LENDER AND LENDERS SUCCESSORS AND ASSIGNS, a corporation, on behalf of said corporation, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 9 day of August, 2010

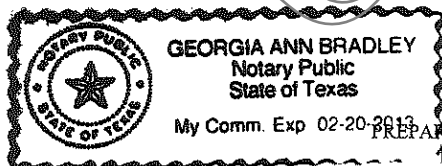
My Commission Expires:

2-20-13

Georgia Ann Bradley  
Notary Public Signature

Georgia Ann Bradley

Printed Name of Notary Public



PREPARED BY AND AFTER RECORDING RETURN TO: BDFTE, LLP  
15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001

EXHIBIT "A"

LOT 1 IN BLOCK F OF ENCHANTED FOREST ADDITION, UNIT NO. 2, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 320, PAGE 10, MAP RECORDS, DALLAS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "RPLS 5310" SET AT THE INTERSECTION OF THE NORTHWEST LINE OF ENCHANTED LANE, A 60 FOOT WIDE PUBLIC RIGHT-OF-WAY WITH THE NORTHEAST LINE OF A 15 FOOT WIDE PUBLIC ALLEY RIGHT-OF-WAY, AT THE EAST CORNER OF CREEK WOOD ESTATES UNIT NO. 2, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING THE PLAT THEREOF RECORDED IN VOLUME 73138, PAGE 845, MAP RECORDS, DALLAS COUNTY, TEXAS;

THENCE NORTH 20 DEGREES 12'21" WEST, ALONG THE NORTHEAST LINE OF SAID ALLEY PASSING AT A DISTANCE OF 772.34 FEET A 1/2" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "RPLS 5310" SET FOR REFERENCE, AND CONTINUING FOR A TOTAL DISTANCE OF 807.34 FEET TO A POINT FOR CORNER AT THE NORTHEAST CORNER OF SAID CREEK WOOD ESTATES;

THENCE SOUTH 52 DEGREES 45' 39" WEST, A DISTANCE OF 25.43 FEET TO A POINT FOR CORNER IN THE WEST LINE OF SAID LOT 1, AT AN ANGLE POINT IN SAID CREEK WOOD ESTATES;

THENCE NORTH 21 DEGREES 41' 30" WEST, ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 36.13 FEET TO A POINT FOR CORNER IN THE CENTERLINE OF TEN MILE CREEK;

THENCE NORTH 85 DEGREES 25' 25" EAST, ALONG THE CENTERLINE OF SAID CREEK, A DISTANCE OF 119.28 FEET TO A POINT FOR CORNER IN THE EAST LINE OF SAID LOT 1, SAME BEING THE WEST LINE OF LOT 2 OF SAID BLOCK;

THENCE SOUTH 20 DEGREES 41' 30" EAST, PASSING AT A DISTANCE OF 58.00 FEET A 1/2" IRON ROD WITH A YELLOW PLASTIC CAP STAMPED "RPLS 5310" SET FOR REFERENCE AND CONTINUING FOR A TOTAL DISTANCE OF 802.82 FEET TO A 5/8" IRON ROD FOUND IN THE NORTHWEST LINE OF SAID ENCHANTED LANE, AT THE EAST CORNER OF SAID LOT 1, SAME BEING THE WEST CORNER OF SAID LOT 2;

THENCE SOUTH 69 DEGREES 09' 00" WEST, ALONG THE NORTHWEST LINE OF SAID ENCHANTED LANE, A DISTANCE OF 96.43 FEET TO THE PLACE OF BEGINNING AND CONTAINING 1.758 ACRES OF LAND.

Filed and Recorded  
Official Public Records  
John F. Warren, County Clerk  
Dallas County, TEXAS  
10/11/2010 11:22:25 AM  
\$28.00  
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