THIS INSTRUMENT PREPARED
BY & RETURN TO:
Priority Trustee Services of TN, L.L.C.
3300 N.E. Expressway, Suite 8B
Atlanta, GA 30341

FILE NO.: 333.020856TN\bab
LOAN NO.: 0030226484\CONV

Davidson County DEEDTRS
Recvd: 07/15/02 10:30 2pgs
Fees:13.00 Taxes:226.70

20020715-0084609

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated May 15, 2001, and recorded in the Register's Office of Davidson County, Tennessee, at Instrument No. 20010613-0062121, ("Deed of Trust"), Leon Robinson and Helen Louise Preacely conveyed to Wesley D. Turner, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, **Ameriquest Mortgage Company,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Instrument No. 20020124-0010246** in the Register's Office of Davidson County, Tennessee; and

WHEREAS, default has been made in the payment of said indebtedness and the performance of said obligations thereby secured to be paid and performed, and the holder of said Deed of Trust requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in conformity with the laws of Tennessee and the terms and provisions of said Deed of Trust on 5/23/02, 5/30/02, 6/6/02, in THE NASHVILLE RECORD, by which advertisement the sale was held on June 20, 2002, at the Main South entrance in Nashville, Davidson County, Tennessee, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Rick Piliponis, Esq., the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Ameriquest Mortgage Company**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $61,270.00; and

WHEREAS, the said owner and holder of the debt has assigned its interests in the said property to **Bankers Trust Company of California, N.A., as Trustee for Ameriquest Mortgage Securities, Inc., Floating Rate Mortgage Pass Through Certificates, Series 2001-1** his/her successors and assigns;

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by Ameriquest Mortgage Company as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Priority Trustee Services of TN, L.L.C.**, as Substitute Trustee, does hereby grant, bargain, sell and convey unto **Bankers Trust Company of California, N.A., as Trustee for Ameriquest Mortgage Securities, Inc., Floating Rate Mortgage Pass Through Certificates, Series 2001-1,** his/her successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of Tennessee:

All that certain parcel of land situate in the County of Davidson, State of Tennessee, being known and designated as being Lot No. 224 on the Plan of Treppard Heights, as of record in Book 2663, Pages 64 and 65, Register's Office for said County. Being also known and designated as a metes and bounds property as fully described in Book 4349, Page 31, recorded 07/11/69, in Davidson County Records. Being the same property conveyed from George W. Strovinskas, unmarried, to Leon Robinson, unmarried, as set forth in Book 4349, Page 31, recorded 07/11/69, in Davidson County Records. See also instrument # 20010613-0062120.

Tax ID: 59.14-9

The last recorded Warranty Deed was filed of record at Instrument No. 20010613-0062120 in the Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said **Bankers Trust Company of California, N.A., as Trustee for Ameriquest Mortgage Securities, Inc., Floating Rate Mortgage Pass Through Certificates, Series 2001-1** , his/her successors and assigns, forever, to whom the said, **Priority Trustee Services of TN, L.L.C.**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Priority Trustee Services of TN, L.L.C.**, Substitute Trustee, has hereunto set his hand, this 20th day of June, 2002.

Priority Trustee Services of TN, L.L.C.,
Substitute Trustee

STATE OF Georgia
COUNTY OF Gwinnett

On this 20th day of June, 2002, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared, Joel Freedman, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President of **Priority Trustee Services of TN, L.L.C.**, the within named bargainor, and as such officer or member being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the limited liability company by himself or herself as such officer or member.

WITNESS my hand and Notarial Seal the day and year above written.

Judy W. Coker
Notary Public

JUDY W. COKER NOTARY PUBLIC GWINNET COUNTY GA My Comm Expires January 20 2006

My Commission Expires: _____

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STATE OF Georgia
COUNTY OF Gwinnett

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $61,270.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 20TH DAY OF JUNE, 2002.

Judy W. Coker
Notary Public

JUDY W. COKER NOTARY PUBLIC GWINNET COUNTY GA My Comm Expires January 20 2005

My Commission Expires: _____

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MSP No.: 333.020856TN (Robinson)
Lender Loan No.: 0030226484
Property Address: 3001 Hummingbird Drive, Nashville, TN 37218
Tax Parcel ID No.: 19-059.14-009.00

Mail Tax Notices To and Property Owner:
Ameriquest Mortgage Company
505 South Main Street, Suite 600
Orange, CA 92868