RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Sarah B. Williams and Robert Lamont Carlton

GRANTEE(s)
Bank of New York, as Trustee (CWABS01-01BC1)

Davidson County DEEDTRS
Recvd: 06/04/04 09:46 3pgs
Fees:18.00 Taxes:250.58

20040604-0065911

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated January 10, 2001 and recorded on January 17, 2001 as Instrument No. 20010117-0004882 in the Register's Office of Davidson County, Tennessee, Sarah B. Williams, and Robert Lamont Carlton conveyed to Title Enterprise, as Trustee for New Century Mortgage Corporation, the hereinafter-described property for the purpose of securing the payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the holder of the debt secured has appointed the undersigned **WILSON & ASSOCIATES, P.L.L.C.** as Successor-Trustee by instrument of record recorded on April 26, 2004 as Instrument No. 20040426-0047157 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 has requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, the said property was, by the undersigned, advertised for sale in conformity with the terms and provisions of said Deed of Trust, by which advertisement notice was given that the sale was to be held on May 26, 2004 at the Gaylord Entertainment Center in Nashville, Tennessee; and

WHEREAS, at the time and place mentioned in said advertisement, the undersigned offered said property for sale at public outcry to the highest and best bidder for cash, at which time the said property was struck off and sold to Bank of New York, as Trustee (CWABS01-01BC1), at and for the sum of $67,725.00, that being the highest and best bid offered; and

WHEREAS, the purchaser has complied with the terms of the sale by paying into the hands of the undersigned Successor-Trustee the expenses of the sale with the balance being applied upon said indebtedness for which said property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Bank of New York, as Trustee (CWABS01-01BC1) of the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Successor-Trustee, does hereby grant, bargain, sell, and convey to the said Bank of New York, as Trustee (CWABS01-01BC1), its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows, to wit: Being Lot Number 23B on the Plan of Zone Lot Division Lots 13, 14, 23 & 24, Justin Towne, Section Two, Resubdivision of Lots 13 through 26 of record in Plat Book 5200, Page 528, as amended in Book 5200, Page 588, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Sarah B. Williams, unmarried by Warranty Deed from Brian D. Reyes and wife, Kandy S. Reyes, dated February 27, 1992 and recorded March 2, 1992 in Book 8562, Page 243, Register's Office for Davidson County,

Tennessee. This conveyance is made subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

Commonly known as: 3124 Justin Towne Court, Antioch, Tennessee 37013

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any way appertaining unto Bank of New York, as Trustee (CWABS01-01BC1), and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor-Trustee, has hereunto set his hand and seal this 26 day of May, 2004.

WILSON & ASSOCIATES, P.L.L.C.

Cade L. Cox, Attorney
Successor-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Personally appeared Cade L. Cox, Attorney, with who I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the attorney of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal at office in Little Rock, Arkansas this 26 day of May, 2004.

Notary Public

My Commission Expires:

R. DENICE TAYLOR NOTARY PUBLIC MY COMM. EXP. 09-25-12 PULASKI CO., ARKANSAS

FORM FOR OATH

I hereby swear and affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $67,725.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Cade L. Cox

ACKNOWLEDGMENT

STATE OF ARKANSAS

COUNTY OF PULASKI

Personally appeared Cade L. Cox, Attorney, with who I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained, and who further acknowledged that such person is the attorney of the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal at office in Little Rock, Arkansas this 26 day of May, 2004.

Notary Public

My Commission Expires:

R. DENICE TAYLOR NOTARY PUBLIC MY COMM. EXP. 09-25-12 PULASKI CO., ARKANSAS

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Bank of New York, as Trustee (CWABS01-01BC1)
7105 Corporate Drive
Mail Stop PPX-C-35
Plano, TX 75024

Parcel No. 150-02-128.00

DSTDeedforPMI_CEMiller_040526_1528

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

W&A No. 726-203250