RECORDING LEGEND

PLEASE RECORD IN THE APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Billy N. Wakefield and Evelyn Wakefield

GRANTEE(s)
Wells Fargo Bank, N.A., f/k/a Wells Fargo Bank Minnesota, National Association, as Trustee for Delta Funding Home Equity Loan Trust 1999-2

Davidson County DEEDTRS
Recvd: 06/04/04 09:47 3pgs
Fees:18.00 Taxes:173.96
20040604-0065913

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated April 28, 1999 and recorded on May 6, 1999 at Book 11467, Page 569 in the Register's Office of Davidson County, Tennessee, Billy N. Wakefield, and Evelyn Wakefield conveyed to Southeast Title of Tennessee, Inc., as Trustee for Fidelity Mortgage Inc., 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 23, 2004 as Instrument No. 20040423-0046605 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 19, 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 Wells Fargo Bank, N.A., f/k/a Wells Fargo Bank Minnesota, National Association, as Trustee for Delta Funding Home Equity Loan Trust 1999-2, at and for the sum of $47,015.54, 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 Wells Fargo Bank, N.A., f/k/a Wells Fargo Bank Minnesota, National Association, as Trustee for Delta Funding Home Equity Loan Trust 1999-2 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 Wells Fargo Bank, N.A., f/k/a Wells Fargo Bank Minnesota, National Association, as Trustee for Delta Funding Home Equity Loan Trust 1999-2, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> Being Lot Number 11 on the Plan of Madison Park, Section 2, of record in Plat Book 3106 at page 141, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description. Being all of the property conveyed to Billy N. Wakefield and wife, Evelyn Wakefield by Deed of Record in Book 3828 page 485, Register's Office for said County.

Commonly known as: 604 Anderson Lane, Madison, Tennessee 37115

W&A No. 725-204087

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 Wells Fargo Bank, N.A., f/k/a Wells Fargo Bank Minnesota, National Association, as Trustee for Delta Funding Home Equity Loan Trust 1999-2, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Successor-Trustee, has hereunto set his hand and seal this 19th 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 19th day of May, 2004.

DAVID W. WALKER NOTARY PUBLIC PULASKI COUNTY, AR

Notary Public

My Commission Expires: 08/06/07

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 $47,015.54, 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 19th day of May, 2004.

Notary Public

My Commission Expires: 08/06/07

DAVID W. WALKER NOTARY PUBLIC PULASKI COUNTY, AR

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Wells Fargo Bank, N.A.
C/o Ocwen Federal Bank, FSB
The Forum, Tower C, 10th Floor
1655 Palm Beach Lakes Blvd.
West Palm Beach, FL 33401

Parcel No. 043-06-0 026.00

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. 725-204087