FILE NO.: 226.0411842TN\mjg
LOAN NO.: 0006852214\CONV

THIS INSTRUMENT PREPARED
BY & RETURN TO:
Priority Trustee Services of TN,
L.L.C.
1587 N.E. Expressway
Atlanta, GA 30329

Davidson County DEEDTRS
Recvd: 09/13/04 09:29 2pgs
Fees:13.00 Taxes:238.18
20040913-0109932

TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated September 17, 2002, and recorded in the Register's Office of Davidson County, TN, at Instrument No. 200209230115975, ("Deed of Trust"), as re-recorded at Instrument No. 20021011-0125527, aforesaid records, and Barry S Evans conveyed to Priority Trustee Services of Tennessee LLC, 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, the beneficial interest of said Deed of Trust was last transferred and assigned to Wells Fargo Bank Minnesota, National Association, as Trustee for MASTR Asset Backed Securities Trust 2003-OPT1 Mortgage Pass-Through Certificates, Series 2003-OPT1; 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 TN and the terms and provisions of said Deed of Trust on 08/12/04, 08/19/04 and 08/26/04, in THE NASHVILLE RECORD, by which advertisement the sale was held on September 2, 2004, at the At the corner of Fifth and Broadway at the Main Entrance to the Gaylord Entertainment Center in Nashville, Davidson County, TN, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Higgins, Himmelberg & Piliponis, P.L.L.C., the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **Wells Fargo Bank Minnesota, National Association, as Trustee for MASTR Asset Backed Securities Trust 2003-OPT1 Mortgage Pass-Through Certificates, Series 2003-OPT1**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $ 64,374.09; and

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 Wells Fargo Bank Minnesota, National Association, as Trustee for MASTR Asset Backed Securities Trust 2003-OPT1 Mortgage Pass-Through Certificates, Series 2003-OPT1 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 **Wells Fargo Bank Minnesota, National Association, as Trustee for MASTR Asset Backed Securities Trust 2003-OPT1 Mortgage Pass-Through Certificates, Series 2003-OPT1,** its successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of TN:

Land in Davidson County, Tennessee, being Lot No. 96 on the plan of Joywood as of record in book 974, Page 45, Register's Office for said County. Said Lot No. 96 fronts 50 feet on the Southerly side of Trinity Land and runs back 176.65 feet on the Westerly line and 176.80 feet on the Easterly line to a dead line, measuring 50 feet thereon. Included but excluded being a part conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee, of record in Book 6024, Page 619, Register's Office of Davidson County, Tennessee, as follows: Beginning at a point, being the northeastern corner of property belonging to Anne Neal White; said point being common to parcel 285 on Map 71-8 as recorded in Book 4051, Page 258 of the R.O.D.C., Tennessee; thence westerly along the existing souther right-of-way line of East Trinity Lane, bearing N. 84 deg 01 minutes 26 seconds West 50 feet, more or less to a point on the common properly line of parcels 284 and 283 on Map 70-8; thence along said property line, bearing S 3 degrees 26 minutes 34 seconds West, 5 feet more or less, to a point thence in a traight line, bearing S 84 Degrees 01 minurtes 25 seconds East 50 feet more or less to a point on the common property line of parcel 284 and 285 on Map 71-8, thence along said property line, bearing North 3 degrees 26 minutes 34 seconds East, 6 feet, more or less, to the point of beginning and containing therein an area of 250 square feet, more or less. Being the same property conveyed to the grantors by deed or record in Book 9491, Page 532, Register's Office for said County.

The last recorded Warranty Deed was filed of record at Instrument No.9491 in the Register's Office of Davidson County, TN.

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 **Wells Fargo**

Bank Minnesota, National Association, as Trustee for MASTR Asset Backed Securities Trust 2003-OPT1 Mortgage Pass-Through Certificates, Series 2003-OPT1, its 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 2nd day of September, 2004.

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

STATE OF GEORGIA
COUNTY OF DEKALB

On this 2nd day of September, 2004, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared , Dionne Simmons, 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 official seal the day and year above written.

ROBIN M. WALKER NOTARY PUBLIC DEKALB COUNTY GEORGIA EXPIRES APRIL 12, 2008

Notary Public

My Commission Expires:_____

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STATE OF GEORGIA
COUNTY OF DEKALB

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 $ 64,374.09, 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 BEFORE ME ON THIS 2nd DAY OF SEPTEMBER 2004.

ROBIN M. WALKER NOTARY PUBLIC DEKALB COUNTY GEORGIA EXPIRES APRIL 12, 2008

Notary Public

My Commission Expires: _____

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MSP No.: 226.0411842TN (Evans)
Lender Loan No.: 0006852214
Property Address: 422 E Trinity Lane, Nashville, TN 37207
Tax Parcel ID No.: 71-08;284.00

Mail Tax Notices To and Property Owner:
Option One Mortgage Corporation
3 Ada, C 879 AM
Irvine, CA 92618