This instrument prepared by:
Brenda R. Lehman
Attorney at Law
an employee of First American Title Insurance Company
Six Cadillac Drive, Suite 190
Brentwood, Tennessee 37027
(615) 371-8999

Davidson County DEEDWARR
Recvd: 04/27/05 09:55 2 pgs
Fees:13.00 Taxes:221.63
20050427-0046707

File No.: 2120-556018/0005899448

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged by the Grantor, **Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1** said Grantor does hereby bargain, sell, and convey unto **Teresa Dawn Mitchell** his/her assigns, subject to covenants and restrictions of record and matters an accurate survey would reveal, that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Lot 53A, ZONE LOT DIVISION, LOTS 53 AND 54, LAKESHORE WOODS, SECTION 2, as shown on plat of record in Plat Book 6250, Page 483, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Priority Trustee Services of TN, L.L.C., as Substitute Trustee, to Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1, by deed recorded in Book/Page or Instrument No. 20040621-0072930.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenance, estate, title and interest thereto belonging, unto said Grantee, **Teresa Dawn Mitchell**, and his/her assigns forever.

Grantee, **Teresa Dawn Mitchell**, whose address is 3322 **Oak Trees Court, Antioch, TN 37013** is responsible for the payment of real property taxes on subject property.

Said **Wells Fargo Bank Minnesota, National Association**, without recourse warrants the title to said property against the claims of all persons claiming, or to claim the same or any part thereof, by, through or under the said Grantor, but not otherwise.

AND THE GRANTOR, DOES HEREBY COVENANT with the Grantee, except as above-noted, that, at the time of the delivery of this Deed, the premises were free from all encumbrances made by it, and that it will warrant and defend the same against the lawful claims and demands of all persons claiming by, through, or under it, but against none other.

GRANTOR makes no representation or warranties of any kind or character expressed or implied as to the condition of the material and workmanship in the dwelling house located on said property. The Grantees have inspected and examined the property and are purchasing same based on no representation or warranties expressed or implied, made by Grantor, but on their own judgment.

IN WITNESS WHEREOF, the said **Wells Fargo Bank Minnesota, National Association** has executed this deed and affixed its corporate seal by Shantez Butler, Assistant Secretary to Option One, a California corporation attorney-in-fact for **Wells Fargo Bank Minnesota, National Association**, this 14th day of APRIL, 2005.

GRANTOR
Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1

By: Shantez Butler
Title: ~~Shantez Butler~~
Assistant Secretary

OPTION ONE MORTGAGE CORPORATION
~~AS ATTORNEY-IN-FACT~~

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater, for this transfer is $59,900.00.
Subscribed and sworn to before me this the 19th day of April, 2005.

Debra C. Chandler
Affiant

Mandy R. Baird
Notary Public

Commission Expires: 7/29/07

STATE OF Florida
COUNTY OF Duval

Before me, **the undersigned authority, notary public** of the State and County mentioned, personally appeared **Shantez Butler** who, upon oath, acknowledged him/herself to be **Assistant Secretary** of Option One, a California Corporation, which is the attorney-in-fact for Wells Fargo Bank Minnesota, National Association, the within named bargainor, and that he/she as such Assistant Secretary, being authorized to do so, executed the foregoing instrument in behalf of Wells Fargo Bank Minnesota, National Association as the Assistant Secretary of Option One, its attorney-in-fact, and declared that he/she in his/her capacity as Assistant Secretary of Option One, executed the same as the free act and deed of Wells Fargo Bank Minnesota, National Association.

Witness my hand and seal at office, this 14th day of April, 2005.

Luanne Becker
Notary Public

My Commission Expires: _____

LUANNE BECKER
Notary Public - State of Florida
My Commission Expires Aug 9, 2006
Commission # DD 107915
Bonded By National Notary Assn.

Address New Owner:	Send Tax Bills To.	Map and Parcel:
Teresa Dawn Mitchell		150-07-0 263.00
3322 Oak Trees Court		
Antioch, TN 37013		