Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2024-541

Davidson County DEEDWARR
Recvd: 07/13/05 15:26 3 pgs
Fees:18.00 Taxes:298.78
20050713-0081348

SPECIAL WARRANTY DEED
(Corporation)

Special warranty deed made on the 25th day of May 2005, by Wells Fargo Bank of Minnesota, as Trustee for Southern Pacific Secured Assets Corporation, Mortgage loan asset-backed pass through certificates, series 1998-1, Grantor, by its duly authorized attorney in fact.

Grantor, being duly authorized by resolution of its board of directors or otherwise, hereby conveys to James H. Cook, Grantee, the following land in Davidson County, Tennessee:

Being Lot No. 248 on the Plan of Parkwood Estates, Section 2, as of record in Plat Book 3300, Page 5, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Wells Fargo Bank of Minnesota, as Trustee for Southern Pacific Secured Assets Corporation, Mortgage loan asset-backed pass through certificates, series 1998-1 by Trustee's Deed from Christopher L. Palmer, as Successor Trustee, filed for record on November 12, 2004, as instrument number 20041112-0136342, Register's Office for Davidson County, Tennessee.

Commonly known as: 3221 Moorewood Drive, Nashville, TN 37207.

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 Grantee and unto his heirs and assigns forever.

Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

Wells Fargo Bank of Minnesota, as Trustee for Southern Pacific Secured Assets Corporation, Mortgage loan asset-backed pass through certificates, series 1998-1, by its duly authorized attorney in fact, Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc.

BY: _____
Glendora Hudson

IT'S: VP Loan Documentation

Acknowledgment

State of California

County of San Bernardino) **ss.**

On this day before me, a Notary Public, personally appeared Glendora Hudson, **to me personally well-known, who acknowledged that ~~he~~/she is the** VP Loan Documentation **of Wells Fargo Bank, N.A. successor by merger to Wells Fargo Home Mortgage, Inc., a corporation, as attorney-in-fact for Wells Fargo Bank of Minnesota, a corporation, and that ~~he~~/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such attorney-in-fact by ~~himself~~/herself as such officer.**

Witness my hand and seal this 27th **day of May 2005.**

TIFFANY R. JOHNSON
Commission # 1445209
Notary Public - California
San Bernardino County
My Comm. Expires Oct 13, 2007

_____
Notary Public

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $80,750.00 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 this 25th **day of May 2005.**

Notary Public

My commission expires: 1/28/06

(Seal)

DEBBIE WOODALL NOTARY PUBLIC AT LARGE My Commission Exp. Jan 28, 2006 DAVIDSON CO., TENNESSEE

Property owner and party responsible for payment of taxes:
James H. Cook
3221 Moorewood Drive
Nashville, TN, 37207

Map No. 050-14-0-257.00

Return to:

Associates Closing & Title – HURON
11501 Huron Lane
Little Rock, AR 72211