RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Donna K. McGuirt

GRANTEE(s)
Bank of New York as trustee for the certificateholders of CWABS 2004-02

Davidson County DEEDTRS
Recvd: 10/20/05 09:11 3 pgs
Fees:18.00 Taxes:330.98

20051020-0126387

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated December 17, 2003 and recorded December 29, 2003, as Instrument No. 20031229-0182887 in the Register's Office of Davidson County, Tennessee, Donna K. McGuirt conveyed to Arnold M. Weiss, Attorney, as Trustee for Full Spectrum Lending, 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 **AARON L. SQUYRES** as Successor Trustee and **LESLIE GARRETT** as Co-Trustee by instrument of record recorded on August 9, 2005 as Instrument No. 20050809-0093848 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 said Successor Trustee to, upon proper advertisement and notice, sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, in pursuance of said request by said beneficiary, advertisement and notice of the sale of said property was, by said Successor Trustee, made and given conformity with the terms and provisions of said Deed of Trust, and

WHEREAS, pursuant to said advertisement and notice, on October 12, 2005 at the GAYLORD ENTERTAINMENT CENTER, 501 BROADWAY in Nashville, Tennessee, 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 for the certificateholders of CWABS 2004-02, at and for the sum of $89,453.13, 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 for the certificateholders of CWABS 2004-02 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 for the certificateholders of CWABS 2004-02, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> All that parcel of land in city of Nashville, Davidson County, state of Tennessee, as more fully described in Deed Book 9702, Page 481. ID#120 10 53, being known and designated as Lot 15, Seven Oaks Section 1, filed in Plat Book 1835, Page 132, recorded 07/01/1952. By Fee Simple Deed from Secretary of Housing and Urban Development of Washington D.C. as set forth in Book 9702, page 481, dated 6/13/1995 and recorded 6/15/1995, Davidson County records, state of Tennessee. Being the same property conveyed to Donna K. McGuirt by Warranty Deed Deed recorded on June 15, 1995 at/as Book 9702 Page 481 in the Register's Office of Davidson County, Tennessee.
>
> Commonly known as: 409 Weaver Drive, Nashville, Tennessee 37217
>
> Tax Parcel No.: 120-10-0053

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 for the certificateholders of CWABS 2004-02, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 17 day of Oct, 2005.

Aaron L. Squyres, Successor Trustee
by Leslie Garrett, Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF FAULKNER

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Leslie Garrett, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument as Co-Trustee for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 17 day of Oct, 2005.

Notary Public

My Commission Expires: Lena M. Nagle NOTARY PUBLIC Pulaski County, Arkansas My Commission Exp. 8-10-2011

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 $89,453.13, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Leslie Garrett
Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF FAULKNER

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Leslie Garrett, as Co-Trustee, with whom I am personally acquainted, and who acknowledged that he or she executed the foregoing Form For Oath for the purposes therein contained.

Witness my hand and seal at office in LittleRock this 17 day of Oct, 2005.

Notary Public

My Commission Expires: Lena M. Nagle NOTARY PUBLIC Pulaski County, Arkansas My Commission Exp. 8-10-2011

PROPERTY OWNER OR AGENCY
RESPONSIBLE FOR PAYMENT OF TAXES:
Bank of New York as trustee for the certificateholders of CWABS 2004-02
7105 Corporate Drive
Mail Stop PPX-C-35
Plano, TX 75024

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