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This instrument prepared by:

First American Title Insurance Company
Six Cadillac Drive, Suite 190
Brentwood, Tennessee 37027
(615) 371-8999

File No.: 2120-782312/0005899463

PLEASE RETURN TO:
AMTITLE & ESCROW, LLC
515 RIVERGATE PARKWAY, SUITE #111
GOODLETTSVILLE, TN 37072

Davidson County DEEDWARR
Recvd: 04/05/06 12:20 2 pgs
Fees:13.00 Taxes:462.50
20060405-0039053

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 **Le Roy Buggs and wife, Terri N. Buggs** 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:

LAND IN THE 11TH CIVIL DISTRICT OF DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 115, SECTION 3, SEQUIOA VALLEY SUBDIVISION, AS OF RECORD IN BOOK 4460, PAGE 83, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON PIN ON THE SOUTHERN MARGIN OF QUANTO COURT, BEING THE COMMON CORNER OF LOTS 116 AND 115; THENCE WITH THE COMMON BOUNDARY OF THE TWO SAID LOTS SOUTH 64 DEGREES 31 MINUTES EAST 194.5 FEET TO AN IRON PIN; THENCE SOUTH 60 DEGREES 39 MINUTES WEST 159.7 FEET TO A CONCRETE MONUMENT; THENCE NORTH 29 DEGREES 21 MINUTES WEST 150 FEET TO AN IRON PIN IN THE SOUTHERLY MARGIN OF QUANTO COURT; THENCE NORTHEASTERLY WITH SAID COURT 18.9 FEET TO CONCRETE MONUMENT; THENCE CONTINUING WITH SAID MARGIN OF SAID COURT 30.7 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED BY SUBSTITUTE TRUSTEE'S DEED FROM 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-FFI ASSET-BACKED CERTIFICATES, SERIES 2002-FFI AS RECORDED ON THE 17TH DAY OF FEBRUARY, 2005 IN INSTRUMENT NO. 20050217-0018197; AND SUBSTITUTE TRUSTEE'S DEED FROM 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-FFI ASSET-BACKED CERTIFICATES, SERIES 2002-FFI AS RECORDED ON THE 24TH DAY OF FEBRUARY, 2005, IN INSTRUMENT NO. 20050224-0020518; AND AGAIN BY CORRECTIVE SUBSTITUTE TRUSTEE'S DEED, RECORDED THE 30TH DAY OF MARCH, 2006 IN INSTRUMENT NO. 20060330-0036063, ALL IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

TO HAVE AND TO HOLD said tract or parcel of land, together with the appurtenance, estate, title and interest thereto belonging, unto said Grantee, **Le Roy Buggs and Terri N. Buggs**, and his/her assigns forever.

Grantee, **Le Roy Buggs and Terri N. Buggs**, whose address is **409 Quanto Court, Madison, TN 37115** is responsible for the payment of real property taxes on subject property.

Said **Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1D,** 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.

This is improved property known as **409 Quanto Road, Madison, TN 37115**.

IN WITNESS WHEREOF, the said **Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1** has executed this deed and affixed its corporate seal by Meredith Dinkel, **Assistant Secretary** to Option One, a California corporation attorney-in-fact* for **Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1**, this 7 day of March, 2006.

*pursuant to the Power of Attorney of record by Instrument No. 20060330-0036062 in the Register's Office for Davidson Co., TN

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

By: _____
Title: ~~MEREDITH DINKEL~~
ASSISTANT SECRETARY

State of California
County of Orange

The actual consideration or value whichever is greater, for this transfer is $125,000.00.
Subscribed and sworn to before me this the 7 day of March, 2006.

Affiant **Aaron C. Bailey**

Notary Public JACOB ARIAS

Commission Expires: _____

JACOB ARIAS
Commission # 1571572
Notary Public - California
Orange County
My Comm. Expires Apr 22, 2009

STATE OF CALIFORNIA
COUNTY OF ORANGE

Before me, **the undersigned authority, notary public** of the State and County mentioned, personally appeared Meredith Dinkel who, upon oath, acknowledged him/herself to be **Assistant Secretary** of Option One Mortgage Corporation, a California Corporation, which is the attorney-in-fact for Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1, 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 Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1 as the **Assistant Secretary** of Option One Mortgage Corporation, its attorney-in-fact, and declared that he/she in his/her capacity as **Assistant Secretary** of Option One Mortgage Corporation, executed the same as the free act and deed of Wells Fargo Bank Minnesota, National Association, as Trustee for First Franklin Mortgage Loan Trust 2002-FF1 Asset-Backed Certificates, Series 2002-FF1.

Witness my hand and seal at office, this 7 day of March, 2006.

JACOB ARIAS
Commission # 1571572
Notary Public - California
Orange County
My Comm. Expires Apr 22, 2009

My Commission Expires: _____

Notary Public JACOB ARIAS

Address New Owner:	Send Tax Bills To.	Map and Parcel:
Le Roy Buggs and Terri N. Buggs	**NBANK, N.A.**	**05305002500**
1409 Breckenridge Court	55 Merchant St., Ste 300	
Whites Creek, TN 37189	Cincinnati,OH 45246	