Davidson County DEEDTRS
Recvd: 01/04/07 09:11 4 pg:
Fees:23.00 Taxes:641.03
20070104-0001489

This instrument prepared by:

Kleinsmith & Associates, P.C.
6035 Erin Park Drive
Colorado Springs, Co 80918

INST. NO. 20040628-0076283

Responsible Taxpayer and Property Owner:
Tax Parcel No. 01100009900

Name: Wells Fargo Bank, NA as Trustee for the Benefit of the Certificateholders of Asset Backed Pass Through Certificates Series 2004-WCW1

Address:c/o 7105 Corporate Drive
Plano, TX 75024

Common Description: 3250 Freeman Hollow Road
Goodlettsville, TN 37072

Legal Description: See Exhibit "A"

I, or we, hereby swear or affirm that the actual consideration for the transfer or value of the property transferred, whichever is greater, is $173,250.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Philip M. Kleinsmith, Trustee

Sworn to and subscribed before me,
by Philip M. Kleinsmith, Trustee,
this 14th day of December, 2006

Notary Public
My Commission Expires: 10/21/07.

ANGENETTE LINAMAN NOTARY PUBLIC STATE OF COLORADO

SUCCESSOR TRUSTEE'S DEED

Whereas, by virtue of the power and authority vested under

that Deed of Trust executed by **Maxey Ryan** dated **06/23/2004** and recorded **06/28/2004** at Instrument No. **20040628-0076283**, Register's Office of Davidson County, Tennessee, given to secure payment of a certain indebtedness evidenced by a promissory note set forth therein, payable to the order of **Argent Mortgage Co. LLC** default having been made in the performance of the terms and provisions of the Deed of Trust, demand having been made upon the said Debtor for payment in accordance with the provisions of the Deed of Trust, default having been made in the payment upon demand, said indebtedness described by the said Deed of Trust having been declared to be due and payable in accordance with the terms thereof, said default continuing without reinstatement, at the request of Holder of the note for the purpose of effecting payment of all sums due under the terms of the note and Deed of Trust, principal interest and costs of sale, Philip M. Kleinsmith, Trustee, did on Thursday, **December 14, 2006** at 10:00 a.m. pursuant to the advertisement published in the **Nashville Record News** and sent by mail to the Debtor and lienors of record, offer for sale, at **Front Steps of Old Ben West Library Building, 225 Polk Avenue, Nashville**, TN, in bar of the equities of redemption, dower and homestead, the hereinafter described real estate, at which sale **Wells Fargo Bank, NA as Trustee for the benefit of the Certificateholders of Asset Backed Pass Through Certificates Series 2004-WCW1** became the highest and best bidder(s) at and for the sum of **$173,250.00** and

WHEREAS, the proceeds of the sale were sufficient to satisfy all sums of principal, interest, attorney fees, costs and other sums accruing under the terms of the aforesaid Deed of Trust.

NOW THEREFORE, Philip M. Kleinsmith, Trustee, exercising the power and authority vested in him, and in bar of the equities of redemption, dower and homestead, does hereby sell, transfer , and convey unto **Wells Fargo Bank, NA as Trustee for the benefit of the Certificateholders of Asset Backed Pass Through Certificates Series 2004-WCW1**, Grantee, the following described real estate, to wit:

See attached Exhibit "A"

To HAVE AND TO HOLD said described real estate unto the Grantee, his successors and assigns, forever in fee simple

Sale was advertised and made as Trustee only, without covenants or warranties of title, express or implied, subject to any governmental zoning or subdivision ordinances in effect thereon and this conveyance is so made. However, Grantor, as Trustee, but not otherwise, hereby assigns and sets over to Grantee all of the

covenants and warranties contained in the Deed of Trust recorded at Instrument No. **20040628-0076283**, referred to therein.

IN WITNESS WHEREOF, Philip M. Kleinsmith, Trustee, has caused these presents to be executed this 14th day of December, 2006.

PHILIP M. KLEINSMITH, Trustee

STATE OF COLORADO)
COUNTY OF EL PASO)

Before me, Angenette Linaman, a Notary Public , duly appointed, commissioned, and qualified in and for the State and County aforesaid, personally appeared Philip M. Kleinsmith, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), to be the person described in and who executed the foregoing instrument and acknowledged that he executed same as his free act and deed.

This the 14th day of December, 2006.

ANGENETTE LINAMAN NOTARY PUBLIC STATE OF COLORADO

Notary Public

My Commission Expires: 10/21/07.

Exhibit "A"

LAND LOCATED IN THE 10TH COUNCELMANIC DISTRICT OF DAVIDSON COUNTY, TENNESSEE, LOCATED IN GOODLETTSVILLE ON THE EASTERLY MARGIN OF FREEMAN HOLLOW ROAD BOUNDED ON THE NORTH BY HASTING ON THE EAST AND SOUTH BY TEWS AND ON THE WEST BY FREEMAN HOLLOW ROAD DESCRIBED ACCORDING TO
A COMPOSITE DESCRIPTION DERIVED FROM SURROUNDING PROPERTY OWNERS DEED DESCRIPTIONS AND FIELD MEASUREMENTS SHOWN ON A MORTGAGE LOAN INSPECTION DATED 6/21/04 BY CAMPBELL, MCRAE AND ASSOCIATES SURVEYING, INC. (JOHN HOOD TN. R.L.S.#1838) AS FOLLOWS:

BEGINNING AT AN IRON ROD (OLD) ON THE EASTERLY MARGIN OF FREEMAN HOLLOW ROAD, SAID ROD BEING THE SOUTHWEST CORNER OF THE SAMUEL HASTING LAND (INST #20000721-0072012 R.O.D.C., TN AND BOOK 10763, PAGE 915 R.O.D.C., TN) THENCE LEAVING SAID EASTERLY MARGIN WITH SAID HASTING AND A FENCE AS DESCRIBED IN BOOK 10763, PAGE 915 R.O.D.C NORTHEASTERLY 235.61 FEET TO A POINT, THENCE NORTHEASTERLY 144.38 FEET TO A POINT, THENCE NORTHEASTERLY 267.91 FEET TO A POINT IN THE WESTERLY LINE OF THE HEINZ TEWS LAND (BOOK 9076, PAGE 165 R.O.D.C., TN) THENCE WITH SAID TEWS AS DESCRIBED IN BOOK 9076, PAGE 165 R.O.D.C., TN S 14° 16' 29" W 481.35 FEET TO AN IRON ROD (OLD), THENCE CONTINUING WITH TEWS (BOOK 7686, PAGE 860) AS DESCRIBED IN THE EXCLUSION IN BOOK 7156, PAGE 572 R.O.D.C., TN) N 74° 31' 34: W 481.99 FEET TO AN IRON ROD (OLD) ON SAID EASTERLY MARGIN OF FREEMAN HOLLOW ROAD, THENCE WITH SAID MARGIN WITH A CURVE TO THE LEFT WITH A RADIUS OF 717.56 AND AN ARC LENGTH OF 165.62 FEET TO THE POINT OF BEGINNING.

S.O.T. 200406280076282