RECORDING LEGEND

PLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS

GRANTOR(s)
Kirk Patrick Carroll

GRANTEE(s)
Deutsche Bank National Trust Company as Trustee under the pooling and Servicing Agreement Series 2004-B

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

Davidson County DEEDTRS
Recvd: 02/07/07 15:12 2 pgs
Fees:13.00 Taxes:188.02
20070207-0016316

TRUSTEE'S DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated August 17, 2004 and recorded September 2, 2004, as Instrument No. 20040902-0106207 in the Register's Office of Davidson County, Tennessee, Kirk Patrick Carroll conveyed to First American Title, as Trustee for Mortgage Electronic Registration Systems, Inc., as a separate corporation that is acting solely as a nominee for IndyMac Bank, F.S.B., a federally chartered savings bank and IndyMac Bank, F.S.B., a federally chartered savings banks successors and assigns, 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 SQUYRES** as Successor Trustee and **CHRISTOPHER S. GRAY** as Co-Trustee by instrument of record recorded on January 23, 2007 as Instrument No. 200701230009183 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 January 31, 2007 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 Deutsche Bank National Trust Company as Trustee under the pooling and Servicing Agreement Series 2004-B, at and for the sum of $50,815.70, 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 Deutsche Bank National Trust Company as Trustee under the pooling and Servicing Agreement Series 2004-B 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 Deutsche Bank National Trust Company as Trustee under the pooling and Servicing Agreement Series 2004-B, its successors and assigns, the property above mentioned and now further described as being in Davidson County, Tennessee, to wit:

> That certain tract of land situated and being in Davidson County, Tennessee, Being Lot No. 180 in Section "A", Plan of the Village of Old Hickory, as shown on Plan of record in Book 1424, Page 68, Register's Office for said County. Said Lot No. 180 fronts 55 feet on the west side of Hadley Avenue and runs back between lines, 95 feet to a dead line, measuring 53.3 feet on the rear line. Conveyed to Kirk Patrick Carroll, unmarried, Paul Wayne Carroll II, unmarried, Charles Bailey Carroll, unmarried, and Audrey Lynn Carroll, unmarried, all as joint tenants with right of survivorship, from Nina Ruth Wright McElroy, unmarried, Dorothy Mai Wright Webster, unmarried, Dannie R. Heavener, a married man, Jay Heavener, a married man, and Carl F. Beal III, unmarried, by Quitclaim Deed dated February 26, 1999 and recorded March 10, 1999 in book 11378 at page 3.
>
> Commonly known as: 404 Hadley Avenue, Old Hickory, Tennessee 37138.
>
> Tax Parcel No.: 044--11-0 084.00

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 Deutsche Bank National Trust Company as Trustee under the pooling and Servicing Agreement Series 2004-B, and unto its successors and assigns.

IN WITNESS WHEREOF, the said Co-Trustee has hereunto set his or her hand and seal this 31st day of January, 2007.

Chris Gray
Christopher S. Gray, Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Christopher S. Gray, 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 31st day of January, 2007.

MELISSA G. RUDDER MY COMM EXP NOTARY PUBLIC SEPT. 8, 2014 PULASKI CO., ARKANSAS

Melissa G. Rudder
Notary Public

My Commission Expires: 9-8-2014

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 $50,815.70, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Chris Gray
Christopher S. Gray
Co-Trustee

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Personally appeared before me, a Notary Public of the state and county aforesaid, duly commissioned and qualified, Christopher S. Gray, 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 Little Rock this 31st day of January, 2007.

MELISSA G. RUDDER MY COMM EXP NOTARY PUBLIC SEPT. 8, 2014 PULASKI CO., ARKANSAS

Melissa G. Rudder
Notary Public

My Commission Expires: 9-8-2014

PROPERTY OWNER OR AGENT RESPONSIBLE FOR PAYMENT OF TAXES:
Deutsche Bank National Trust Company as Trustee under the pooling and Servicing Agreement Series 2004-B
460 Sierra Madre Villa Ave., Suite 101
Mail Stop HS 01-04
Pasadena, CA 91107