This instrument prepared by:

Lehman Land Title, Inc.
Six Cadillac Drive, Suite 190
Brentwood, Tennessee 37027
(615) 371-8999

File No.: **4035/0022474233**

Davidson County DEEDWARR
Recvd: 04/14/08 11:07 2 pg
Fees:13.00 Taxes:536.50
20080414-0037442

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, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1** said Grantor does hereby bargain, sell, and convey unto **Micah L. Sandlin and wife, Molly Sandlin,** 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 Davidson County, Tennessee, being Lot 22, as shown on the map entitled Birdwell Subdivision, Phase Two, of record in Plat Book 7900, pages 762, Registers Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1 by Substitute Trustee's Deed from Nationwide Trustee Services, Inc., as Substitute Trustee, of record in Instrument No. 20080118-0005853 dated January 3, 2008 and recorded January 18, 2008 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, Micah L. Sandlin and Molly Sandlin, and his/her assigns forever.

Grantee, Micah L. Sandlin and Molly Sandlin, whose address is 104 Katherine Court, Goodlettsville, TN 37072 is responsible for the payment of real property taxes on subject property.

Said Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1, 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 **104 Katherine Court, Goodlettsville, TN 37072**.

IN WITNESS WHEREOF, the said Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1 has executed this deed and affixed its corporate seal by DIANA LYON, Assistant Secretary to Option One Mortgage Corporation, a California corporation, Attorney-in-Fact for Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1, this 1 day of April, 2008.

OPTION ONE MORTGAGE CORPORATION CALIFORNIA INCORPORATED NOV 9 1992

GRANTOR
Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1 By Option One Mortgage Corporation, Its Attorney-in-Fact

By: _____
Title: Diana Lyon
Assistant Secretary

State of California
County of Orange

The actual consideration or value whichever is greater, for this transfer is $145,000.00.
Subscribed and sworn to before me this the 1 day of April, 2008.

Affiant Diana Lyon
Assistant Secretary

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

On this 1 day of April, 2008, before me, the undersigned Notary Public, personally appeared _____, who acknowledged himself/herself to be the Diana Lyon Assistant Secretary of Option One Mortgage Corporation, Attorney-in-Fact for Wells Fargo Bank, N.A., as Trustee for Option One Mortgage Loan Trust 2007-1 Asset-Backed Certificates, Series 2007-1 and that he/she as such being authorized to do so, executed the foregoing instrument for the purposes therein contained by signing the names of the corporation.

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

Notary Public JACOB ARIAS
My Commission Expires: _____

Address New Owner:	Send Tax Bills To.	Map and Parcel:
Micah L. Sandlin and Molly Sandlin	WR Starkey Mortgage, LLP	**03305000200**
104 Katherine Court	5055 W. Park Boulevard	
Goodlettsville, TN 37072	Suite 300	
	Plano, TX 75093	