Davidson County DEEDTRS
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Fees:13.00 Taxes:119.74
20080602-0055703

PREPARED BY AND RETURN TO:
Joe M. Kirsch, Attorney
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Memphis, TN 38119
901-767-5566
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Name: Harry V. Booker, and Maude Booker
S&K#: 08-003390

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated November 2, 2004, recorded in Instrument number 20041105-0133573 partially released at 20051227-0154141 in the Register's Office of Davidson County, Tennessee, Harry V. Booker and wife, Maude Booker, conveyed to Wesley D. Turner, Trustee, 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 appointed the undersigned as Substitute Trustee by Instrument of record in Instrument Number 20080512-0048635, in the Register's Office of Davidson County, Tennessee; and,

WHEREAS, default was made in the terms and conditions of said Deed of Trust, and the beneficiary requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and,

WHEREAS in pursuance of said request by said beneficiary, the said property was by the undersigned, advertised for sale in conformity with the terms and provisions of sale Deed of Trust by which advertisement the sale was appointed to be held on May 16, 2008, at the Davidson County Courthouse in Nashville, Tennessee, at 10:00 AM; and,

WHEREAS, at the time and place mentioned in said advertisement, 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 Wells Fargo Bank, N.A., as Trustee under Pooling and Servicing Agreement Dated as of October 1, 2004 Asset-Backed Pass-Through Certificates Series 2004-MHQ1, whose address is Barclays Capital Real Estate Inc. dba HomEq Servicing, Special Assets - NC 4742, 701 Corporate Center Drive, Raleigh, North Carolina 27607 at and for the sum of $32,363.17, that being the highest and best bid offered; and,

WHEREAS, the purchaser, being the holder of the indebtedness has complied with the terms of the sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance being applied upon said indebtedness for which property was sold.

NOW, THEREFORE, in consideration of the premises and the payment by Wells Fargo Bank, N.A., as Trustee under Pooling and Servicing Agreement Dated as of October 1, 2004 Asset-Backed Pass-Through Certificates Series 2004-MHQ1, the sum of money so paid, receipt of which is hereby acknowledged, the undersigned, Shapiro & Kirsch, LLP., as Substitute Trustee, does hereby grant, bargain, sell and convey to the said Wells Fargo Bank, N.A., as Trustee under Pooling and Servicing Agreement Dated as of October 1, 2004 Asset-Backed Pass-Through Certificates Series 2004-MHQ1, its successors and assigns, in fee simple forever, the property above mentioned and now further described as being in Nashville, County of Davidson, State of Tennessee, to-wit:

Described property located in Davidson County, Tennessee, being more particularly described as follows:

Beginning in the center of Youngs Lane at a point 996.5 feet easterly from the center of Hamilton Road; thence with aid center of Youngs Lane, and easterly 100 feet to the dividing line of the property herein described and the A. Mill property which is also the easterly boundary line of the lot herein described and conveyed, thence northerly with said dividing line 200 feet to a dead line, thence westerly with said dead line 200 feet to a dead line, thence westerly with said dead line 100 feet to a point; thence southerly 200 feet to the center of said Youngs Lane, the place of beginning. Included but excluded from the above description is that portion of property conveyed to Metropolitan Government as described and recorded in Book 8165, Page 165 for said county.

Included but excluded from the above description is the following described property:

Lot 2 on the Final Plat Resubdivision of the Harry and Maude Booker property of record in Instrument Number 200510170124818.

This legal description is identical with that in Deed of Trust recorded in Instrument number 20041105—0133573 partially released at 20051227-01 in the Register's Office of Davidson County, Tennessee.

The grantor received title to the above-captioned real estate by Deed of Trust of record Instrument number 20041105—0133573 partially released at 20051227-01 Register's Office of Davidson County, Tennessee.

The last deed of record is Warranty Deed, recorded in Instrument Number 20041105-0133572, in the Register's Office for Davidson County, Tennessee.

Subject to any unpaid taxes, subdivision restrictions, building lines and easements.

TO HAVE AND TO HOLD the said real property above described, together with the privileges and appurtenances and hereditaments thereunto belonging or in any wise appertaining unto Wells Fargo Bank, N.A., as Trustee under Pooling and Servicing Agreement Dated as of October 1, 2004 Asset-Backed Pass-Through Certificates Series 2004-MHQ1, its successors and assigns, in fee simple forever, to whom the said Shapiro & Kirsch, LLP., Substitute Trustee, warrants the title to the aforesaid real property against the lawful claims of all persons claiming by, through or under him, as such Substitute Trustee, but not further or otherwise.

IN WITNESS WHEREOF, the said Shapiro & Kirsch, LLP., Substitute Trustee, has hereunto set his hand and seal on the date written below.

Shapiro & Kirsch, LLP.

Ashley Jones, Authorized Agent

STATE OF TENNESSEE
COUNTY OF SHELBY

On the 11th day of May, 2008, before me, a Notary Public, in and for said State and County, personally appeared Ashley Jones, with whom I am personally acquainted, and who, upon oath acknowledged to be the Authorized Agent of Shapiro & Kirsch, L.L.P. the within named bargainor, a limited liability partnership, and that as such, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the Limited Liability Partnership.

WITNESS my hand and Notarial Seal at Office the day and year above written.

12/28/08
My commission expires:

Notary Public

DEEANNA McKIERNAN STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY MY COMM. EXP 12-28-08

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of property conveyed (whichever is greater) is $32,363.17.

Affiant

Subscribed and sworn to before me on the date written above.

12/28/08
My commission expires:

Notary Public

DEEANNA McKIERNAN STATE OF TENNESSEE NOTARY PUBLIC SHELBY COUNTY MY COMM. EXP. 12-28-08

PROPERTY ADDRESS: 1205 West Trinity Lane (per deed of trust), 1207 West Trinity Lane (per assessor), Nashville, TN 37207

PROPERTY OWNER AND AGENCY RESPONSIBLE FOR PAYMENT OF TAXES:
Wells Fargo Bank, N.A., as Trustee under Pooling and Servicing Agreement Dated as of October 1, 2004
Asset-Backed Pass-Through Certificates Series 2004-MHQ1
Special Assets - NC 4742
701 Corporate Center Drive
Raleigh, North Carolina 27607

S & K #:08-003390
Map & Parcel – 70.06-85.00