FILE NO.: 560.0807853TN\X
LOAN NO.: 0323351718\CONV

Davidson County DEEDTRS
Recvd: 06/20/08 10:01 2 pgs
Fees:13.00 Taxes:307.41
20080620-0063573

THIS INSTRUMENT PREPARED BY & RETURN TO:
Nationwide Trustee Services, Inc.
1587 N.E. Expressway
Atlanta, GA 30329

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, by Deed of Trust dated January 22, 2005 and recorded in the Register's Office of Davidson County, TN, at Instrument No. 20050225-0020946, ("Deed of Trust")Luis J. Velarde and Lisa B. Velarde conveyed to Wesley D. Turner, as Trustee, the hereinafter described property for the purpose of securing payment of the indebtedness and performance of the obligations therein mentioned and set forth; and

WHEREAS, the beneficial interest of said Deed of Trust was last transferred and assigned to WELLS FARGO BANK, N.A. as Trustee under POOLING AND SERVICING AGREEMENT Dated as of April 1, 2005 Asset-Backed Pass-Through Certificates Series 2005-WHQ2; and

WHEREAS, **WELLS FARGO BANK, N.A. as Trustee under POOLING AND SERVICING AGREEMENT Dated as of April 1, 2005 Asset-Backed Pass-Through Certificates Series 2005-WHQ2,** being the owner and holder of the debt secured, appointed the undersigned as Substitute Trustee by instrument of record at **Instrument No. 20080530-0055142** in the Register's Office of Davidson County, TN; 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 requested the undersigned to advertise and sell said property under the terms and provisions of said Deed of Trust; and

WHEREAS, the property was advertised for sale in conformity with the laws of TN and the terms and provisions of said Deed of Trust on 05/16/08, 05/23/08, 05/30/08, in THE NASHVILLE RECORD, by which advertisement the sale was held on June 12, 2008, at the corner of Fifth and Broadway at the Main Entrance to the Sommet Center F/K/A Gaylord Entertainment Center in Nashville, Davidson County, TN, in bar of the equities of redemption, dower, and homestead; and

WHEREAS, at the time and place mentioned in said advertisement, Phil Young, the undersigned's agent, offered said property for sale at public outcry to the highest and best bidder for cash, at which sale **WELLS FARGO BANK, N.A. as Trustee under POOLING AND SERVICING AGREEMENT Dated as of April 1, 2005 Asset-Backed Pass-Through Certificates Series 2005-WHQ2**, being the highest, best and last bidder, became the purchaser of said property at and for the sum of $83,082.55; and

WHEREAS, the owner and holder of said debt for which said property was sold has complied with the terms of sale by paying into the hands of the undersigned Substitute Trustee the expenses of the sale, the balance of the purchase price being credited on the indebtedness secured by said Deed of Trust;

NOW, THEREFORE, in consideration of the premises and of the payment by WELLS FARGO BANK, N.A. as Trustee under POOLING AND SERVICING AGREEMENT Dated as of April 1, 2005 Asset-Backed Pass-Through Certificates Series 2005-WHQ2 as aforesaid, of the said sum of money, receipt of which payment is hereby acknowledged, the undersigned **Nationwide Trustee Services, Inc.**, as Substitute Trustee, does hereby grant, bargain, sell and convey unto **WELLS FARGO BANK, N.A. as Trustee under POOLING AND SERVICING AGREEMENT Dated as of April 1, 2005 Asset-Backed Pass-Through Certificates Series 2005-WHQ2**, its successors and assigns, in fee simple forever, the following described real property situated in the County of Davidson, State of TN:

The land referred to in this policy is situated in the State of Tennessee, County of Davidson, City of Old Hickory, and described as follows: Land in Davidson County, Tennessee, being part of Lot 156, Section A, Village of Old Hickory, as recorded in Book 1424, Page 68, Register's Office Davidson County, Tennessee, and further described according to mortgage loan inspection by Campbell Surveying Co., Inc. 2424 21st Ave. S., Suite 201, Nashville, TN 37212, license no. 665, dated 6-1-92, as follows: Beginning at a point in the Westerly margin of Hadley Avenue said point being the Southeast corner of Lot 156 and the Northeast corner of Lot 157; thence leaving said margin in a Westerly direction 146 feet to a point; thence Northeasterly 118 feet more or less to a point in the Southerly margin of Orchard Drive; thence with said margin 81.4 feet to a point; thence 7.6 feet to the beginning of curve; thence with said curve Southeasterly 11 feet to a point in the Westerly margin of Hadley Avenue; thence with said margin 67 feet to a point; the point of beginning. Being all of that certain property conveyed to Luis J. Velarde, a/k/a Luis J. Velarde-Guerrero and Lisa B. Velarde from Sidney A. Best and Evelyn M. Best, by deed dated 04/28/95 and recorded 05/0495 in Deed Book 9663, Page 945 of official records.

The last recorded Warranty Deed was filed of record at Instrument No. 20080123-0007050 in the Register's Office of Davidson County, TN.

TO HAVE AND TO HOLD the property described above, together with the privileges, appurtenances, and hereditaments thereunto belonging or in any way appertaining unto the said **WELLS FARGO BANK, N.A. as Trustee under POOLING AND SERVICING AGREEMENT Dated as of April 1, 2005 Asset-Backed Pass-Through Certificates Series 2005-WHQ2**, its successors and assigns forever, to whom the said, **Nationwide Trustee Services, Inc.**, as Substitute Trustee, warrants the title to the aforesaid property against the lawful claims and demands of all persons claiming by, through or under him, but not further nor otherwise.

IN TESTIMONY WHEREOF, **Nationwide Trustee Services, Inc.**, Substitute Trustee, has hereunto set his hand, this 12th day of June, 2008.

Nationwide Trustee Services, Inc.
Substitute Trustee

STATE OF GEORGIA

COUNTY OF DEKALB

On this 12th day of June, 2008, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Germaine Duncan, with whom I am personally acquainted (or proved on the basis of satisfactory evidence to be the person), and who, upon his or her oath, acknowledged himself or herself to be the Vice President of **Nationwide Trustee Services, Inc.**, the within named bargainor, and as such officer or member being duly authorized so to do, executed the foregoing instrument for the purposes therein contained by subscribing thereto the name of the corporation by himself or herself as such officer or member.

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

Ronald Key
Notary Public

RONALD KEY NOTARY PUBLIC GWINNETT COUNTY, GA Exp. Nov. 28, 2010

My Commission Expires: 11-28-2010

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STATE OF GEORGIA

COUNTY OF DEKALB

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $83,082.55, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME ON THIS 12TH DAY OF JUNE 2008.

Ronald Key
Notary Public

RONALD KEY NOTARY PUBLIC GWINNETT COUNTY, GA Exp. Nov. 28, 2010

My Commission Expires: 11-28-2010

MSP No.: 560.0807853TN (Velarde)
Lender Loan No.: 0323351718
Property Address: 502 Hadley Avenue, Old Hickory, TN 37138
Tax Parcel ID No.: 44.11 - 13.00

Mail Tax Notices To and Property Owner:

HomeEq Servicing Corp
Default Cash/Suite 200
North Highlands, CA 95660