

**SUBSTITUTE TRUSTEES DEED
INDEXING INSTRUCTIONS**

Lot 237, Phase 3, Brentwood Farms S/D, Sec 29, T-1-S, R-7-W, DeSoto County, MS

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 2nd day of September, 2004, Devin A. Wade and Amanda A Wade, husband and wife, as tenants by the entirety with full rights of survivorship and not as tenants in common, executed and delivered a certain Deed of Trust unto Jim B. Tohill, Trustee for Argent Mortgage Company, LLC, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2066 at Page 17; and

WHEREAS, by various assignments on record said Deed of Trust was ultimately assigned to Wachovia Bank, N.A., as Trustee. Pooling and Servicing Agreement dated as of November 1, 2004. Asset Backed Pass-Through Certificates Series 2004-WWF1 by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2437 at Page 667; and

WHEREAS, on the 27th day of March, 2006 the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2437 at Page 668; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, advertised the sale of the following described real property by Substitute Trustees Notice of Sale, dated January 23rd, 2007 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in The DeSoto Times Today for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 20th day of February, 2007, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 20th day of February, 2007, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi the following described real property, to-wit:

Lot 237, Phase 3, Brentwood Farms Subdivision, situated in Section 29, Township 1 South, Range 7 West, as shown by plat of record in Plat Book 55, Pages 22-23, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.

WHEREAS, at said sale Wachovia Bank, N.A., as Trustee. Pooling and Servicing Agreement dated as of November 1, 2004. Asset Backed Pass-Through Certificates Series 2004-WWF1 was the highest bidder and best bidder, therefore, for the sum of \$163,047.67 and the same was then and there struck off to Wachovia Bank, N.A., as Trustee. Pooling and Servicing Agreement dated as of November 1, 2004. Asset Backed Pass-Through Certificates Series 2004-WWF1 and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$163,047.67 do hereby convey the above-described property to Wachovia Bank, N.A., as Trustee. Pooling and Servicing Agreement dated as of November 1, 2004. Asset Backed Pass-Through Certificates Series 2004-WWF1.

I convey only such title as is vested in me as Substitute Trustee.

mlh/F06-0121

WITNESS MY SIGNATURE, this the 21 day of February 2007.

Emily Kaye Courteau
Emily Kaye Courteau, Substitute Trustee

STATE OF LOUISIANA
PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 21 day of February, 2007, the within named Emily Kaye Courteau, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.

John C. Morris, III
NOTARY John C. Morris, III
Bar Roll # 01987

AT DEATH
MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:
Emily Kaye Courteau
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020

GRANTEE:
Wachovia Bank, N.A., as Trustee. Pooling and Servicing Agreement dated as of November 1, 2004. Asset Backed Pass-Through Certificates Series 2004-WWF1
7495 New Horizon Way
Frederick, MD 21703
800-662-3806



THIS DOCUMENT WAS PREPARED BY:

MORRIS & ASSOCIATES
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
 COUNTY OF DESOTO

Diane Smith personally appeared before me the undersigned in and for said County and State and states on oath that she is the **CLERK** of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 3 consecutive times, as follows, to-wit:

Substitute Trustees NOTICE OF SALE
 STATE OF MISSISSIPPI
 COUNTY OF DeSoto
 WHEREAS, on the 2nd day of September, 2004, Devin A. Wade and Amanda A. Wade, husband and wife, as tenants by the entirety with full rights of survivorship and not as tenants in common, executed and delivered a certain Deed of Trust unto Jim B. Tohill, Trustee for Argent Mortgage Company, LLC, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2066 at Page 17; and
 WHEREAS, by various assignments on record said Deed of Trust was ultimately assigned to Wachovia Bank, N.A., as Trustee, Pooling and Servicing Agreement dated as of November 1, 2004, Asset Backed Pass-Through Certificates Series 2004-WWF1 by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2437 at Page 667; and
 WHEREAS, on the 27th day of March, 2006, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2437 at Page 668; and
 WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 20th day of February, 2007, I will during legal hours, at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:
 Lot 237, Phase 3, Brentwood Farms Subdivision, situated in Section 29, Township 1 South, Range 7 West, as shown by plat of record in Plat Book 55, Pages 22-23, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.
 I will only convey such title as is vested in me as Substitute Trustee

- Volume No. 112 on the 30 day of Jan., 2007
- Volume No. 112 on the 6 day of Febr., 2007
- Volume No. 112 on the 13 day of Febr., 2007
- Volume No. _____ on the _____ day of _____, 2007
- Volume No. _____ on the _____ day of _____, 2007
- Volume No. _____ on the _____ day of _____, 2007

Diane Smith

Sworn to and subscribed before me, this 13 day of Febr., 2007

BY *Judith A. Courteau*

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
 MY COMMISSION EXPIRES: JANUARY 16, 2009
 BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



- A. Single first insertion of 372 words @ .12 \$ 44.64
 - B. 2 subsequent insertions of 744 words @ .10 \$ 74.40
 - C. Making proof of publication and depositing to same \$ 3.00
- TOTAL PUBLISHER'S FEE: \$ 122.04

WITNESS MY SIGNATURE, this _____ day January 23rd, 2007
 Emily Kaye Courteau
 Substitute Trustee
 2309 OLIVER ROAD
 MONROE, LA 71201
 (318) 330-9020
 mh/F08-0121
 PUBLISH: 01-30-07 / 02-06-07 / 02-13-07