

R0403-19605
Shelby

20040406000177230 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
04/06/2004 11:11:00 FILED/CERTIFIED

REO/LN# 18739/34828822-KC

SPECIAL WARRANTY DEED

State of ALABAMA)
County of SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of ONE HUNDRED SIX THOUSAND FIVE HUNDRED AND 00/100 dollars (\$106,500.00) cash in hand paid to US BANK NATIONAL ASSOCIATION, AS TRUSTEE OF AMERIQUEST MORTGAGE SECURITIES, INC., ASSET BACKED PASS THROUGH CERTIFICATES, SERIES 2002-1 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2002, BY AMERIQUEST MORTGAGE COMPANY, ITS ATTORNEY IN FACT, (hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto said JACK EDWARD GRAVES, (hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying in SHELBY County, ALABAMA, to-wit:

LOT 17, BLOCK 6, ACCORDING TO THE MAP OF OAK MOUNTAIN ESTATES, FOURTH SECTOR AS RECORDED IN MAP BOOK 5, PAGE 89, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD unto the said Grantee, its successor and assigns forever.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This conveyance is made subject to any rights of redemption arising by virtue of the foreclosure of a mortgage as evidenced by a Foreclosure Deed recorded in INSTRUMENT #20031218000814060

IN WITNESS WHEREOF, US BANK NATIONAL ASSOCIATION, AS TRUSTEE OF AMERIQUEST MORTGAGE SECURITIES, INC., ASSET BACKED PASS THROUGH CERTIFICATES, SERIES 2002-1 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2002, BY AMERIQUEST MORTGAGE COMPANY, ITS ATTORNEY IN FACT, has caused these present to be executed in its name and on its behalf as aforesaid, on this the 1st day of March, 2004.

US BANK NATIONAL ASSOCIATION, AS TRUSTEE OF
AMERIQUEST MORTGAGE SECURITIES, INC., ASSET
BACKED PASS THROUGH CERTIFICATES, SERIES 2002-1
UNDER THE POOLING AND SERVICING AGREEMENT
DATED AS OF MARCH 1, 2002, BY AMERIQUEST
MORTGAGE COMPANY, ITS ATTORNEY IN FACT

BY: 
Chris Pitaniello, Vice President


ATTEST:

Jeff Rivas, REO Manager

STATE OF CALIFORNIA
COUNTY OF ORANGE

I, the undersigned authority, a Notary Public in and for said County and State, hereby certify that Chris Pitaniello and Jeff Rivas, whose names as Vice President and REO Manager, respectively, of AMERIQUEST MORTGAGE COMPANY, ATTORNEY IN FACT FOR US BANK NATIONAL ASSOCIATION, AS TRUSTEE OF AMERIQUEST MORTGAGE SECURITIES, INC., ASSET BACKED PASS THROUGH CERTIFICATES, SERIES 2002-1 UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF MARCH 1, 2002, are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, they, as such officers and with full authority, executed the same voluntarily for and as the act of said corporation, acting in their capacity as aforesaid, on the day that bears the same date.

Given under my hand and official seal this 1st day of March, 2004.


NOTARY PUBLIC (Seal)

My commission expires: July 14, 2006

This instrument prepared by:
CONNIE GRANATA
REPUBLIC TITLE INSURANCE AGENCY, INC. ("RTIA")
5336 STADIUM TRACE PARKWAY, SUITE 214
HOOVER, AL 35244
AL-010400451

