

KNOW ALL PERSONS BY THESE PRESENTS: That S. M. DEGHANI and HENGAMEH MAJIDI, married, did, on to-wit, July 17th, 2001, execute a mortgage to NORTH AMERICAN MORTGAGE COMPANY, INC., which mortgage is recorded in Instrument No. 2001-30730, et seq., in the Office of the Judge of Probate of SHELBY County, Alabama; said mortgage being assigned to U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 by instrument recorded in Instrument No. _____ in said Probate Court records; and

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WHEREAS, default was made in the payment of the indebtedness secured by said mortgage and the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 did declare all of the indebtedness secured by said mortgage due and payable and did give due and proper notice of the foreclosure of said mortgage, in accordance with the terms thereof, by publication in Shelby County Reporter, in its issues of April 14, 2004; April 21, 2004; April 28, 2004 and May 19, 2004; and

WHEREAS, on May 26th, 2004, the day on which the foreclosure sale was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure sale was duly and properly conducted, and U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 did offer for sale and did sell at public outcry, in front of the courthouse door of SHELBY County, Alabama, in the city of Columbiana, Alabama, the property hereinafter described; and

WHEREAS, the highest and best bid for cash obtained for the property described in the aforementioned mortgage was the bid of the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 in the amount of TWO HUNDRED FORTY NINE THOUSAND SEVEN HUNDRED FIVE AND 00/100THS (\$249,705.00) DOLLARS, which sum the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 offered to credit on the indebtedness secured by said mortgage, and said property was thereupon sold to the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30; and

WHEREAS, said mortgage expressly authorized the mortgagee to bid at the said sale and purchase said property, if the highest bidder therefor, and authorized the Mortgagee or Auctioneer or any person conducting said sale for the Mortgagee to execute to the purchaser at the said sale a deed to the property so purchased;

NOW, THEREFORE, in consideration of the premises and of a credit of TWO HUNDRED FORTY NINE THOUSAND SEVEN HUNDRED FIVE AND 00/100THS (\$249,705.00) DOLLARS, on the indebtedness secured by said mortgage, the said S. M. DEGHANI and HENGAMEH MAJIDI, acting by and through the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 by Michael T. Atchison, as said auctioneer and the person conducting the said sale for the Mortgagee or Transferee of Mortgagee, and the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 by Michael T. Atchison as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and Michael T. Atchison as said auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, do hereby grant, bargain, sell and convey unto U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30, the following described real estate situated in SHELBY County, Alabama, to-wit:


Lot 49, according to Amended Map Hickory Ridge Subdivision, as recorded in Map Book 11, Page 79, Probate Office, Shelby County, Alabama..

TO HAVE AND TO HOLD THE above-described property unto the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 forever; subject, however, to the statutory rights of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama and subject to any outstanding claims arising out of or relating to non-payment of ad valorem taxes.

IN WITNESS WHEREOF, the said U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CSFB ABS TRUST SERIES 2001-HE30 has caused this instrument to be executed by Michael T. Atchison as auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and in witness whereof the said Michael T. Atchison has executed this instrument in his/her capacity as such auctioneer on this the 26th day of May, 2004.

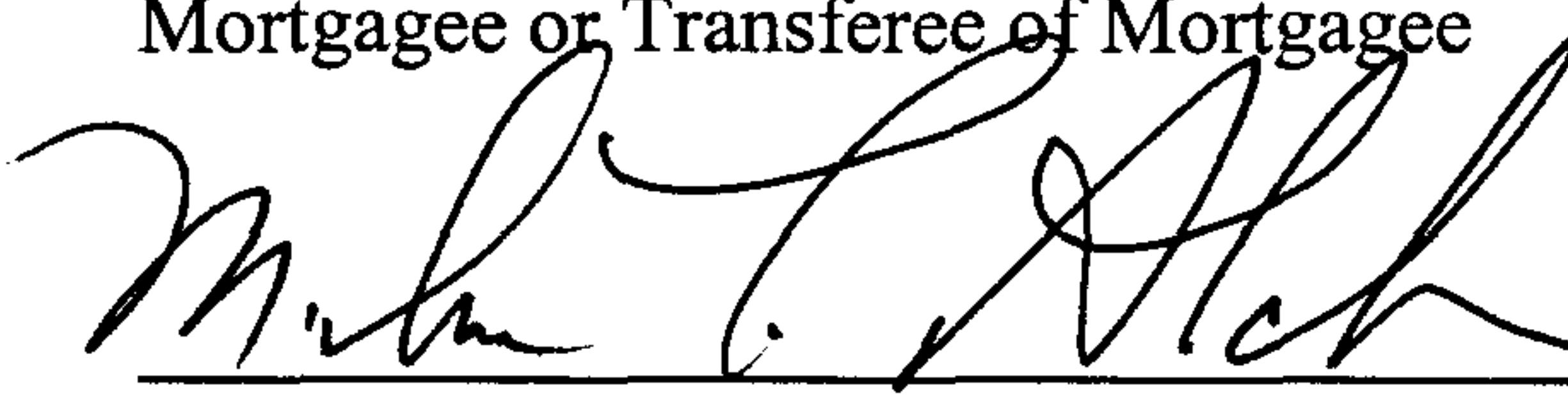
S. M. DEGHANI and HENGAMEH MAJIDI
Mortgagors

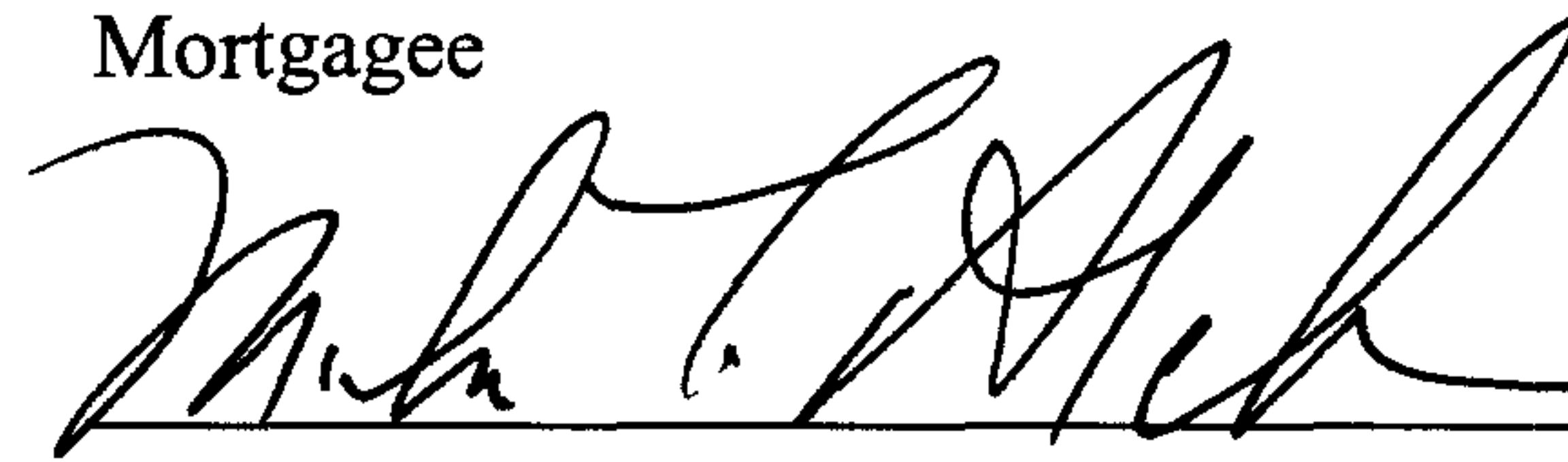
By: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE
FOR CSFB ABS TRUST SERIES 2001-HE30
Mortgagee or Transferee of Mortgagee

By: 
As Auctioneer and the person conducting said
sale for the Mortgagee or Transferee of
Mortgagee

20040610000313400 Pg 2/2 15.00
Shelby Cnty Judge of Probate, AL
06/10/2004 10:47:00 FILED/CERTIFIED

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE
FOR CSFB ABS TRUST SERIES 2001-HE30
Mortgagee or Transferee of Mortgagee

By: 
As Auctioneer and the person conducting said
sale for the Mortgagee or Transferee of
Mortgagee

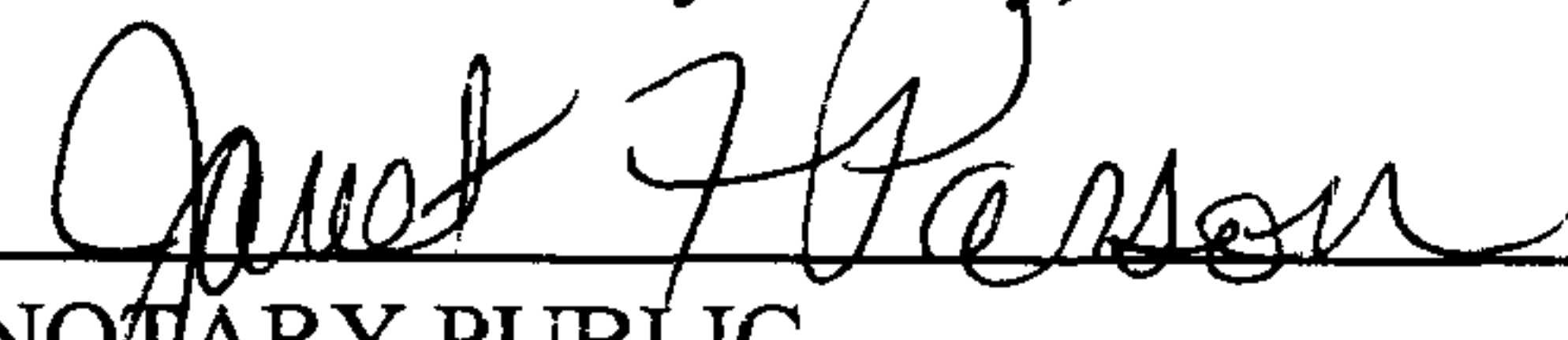

As Auctioneer and the person conducting said sale for the
Mortgagee or Transferee of Mortgagee

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said State and County, hereby certify that Michael T. Atchison, whose name as Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that being informed of the contents of the conveyance, he/she, in his/her capacity as such Auctioneer and the person conducting said sale for the Mortgagee or Transferee of Mortgagee, and with full authority executed this instrument voluntarily on the day the same bears date.

Given under my hand and official seal this the 26th day of May, 2004.


NOTARY PUBLIC
MY COMMISSION EXPIRES 10/16/04

This instrument prepared by:
Goodman G. Ledyard
PIERCE LEDYARD, P.C.
Post Office Box 161389
Mobile, Alabama 36616
File No. 1231/15290

Grantee's Address:
P.O. Box 24737
West Palm Beach, FL 33416-4737