

This instrument prepared by:
Jeff G. Underwood, Attorney
Sirote & Permutt P.C.
2311 Highland Avenue South
Birmingham, Alabama 35205

Send Tax Notice to:
Joy Hood
Allen McCullers

137 High Crest Rd
Pelham, AL 35124

SPECIAL WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of One hundred thirty-five thousand nine hundred and 00/100 Dollars (\$135,900.00) to the undersigned Grantor, Deutsche Bank National Trust Company, Trustee, on behalf of the Certificate Holders of Morgan Stanley ABS Capital 1, Inc. Trust 2004-NC2, Mortgage Pass-Through Certificates, Series 2004-NC2, a corporation, by Countrywide Home Loans, Inc., as Attorney in Fact, (herein referred to as Grantor) in hand paid by the Grantees herein, the receipt whereof is acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto Joy Hood, and Allen McCullers, (herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to-wit:

The following described real-estate situated in Shelby County, Alabama, to wit: Beginning at the NE Corner of the NE 1/4 of the SW 1/4 of Section 16, Township 20 South, Range 2 West, Shelby County, Alabama and run thence South 02 degrees 47 minutes 07 seconds E along the East line of said quarter-quarter a distance of 383.92 feet to a found rebar corner on the South line of an Alabama Power Company Transmission Line Easement on right of way; thence run North 78 degrees 21 minutes 38 seconds W along said right of way or easement line a distance of 782.65 feet to a found rebar corner on the Southeasterly margin of Shelby County Highway No. 11; thence run North 58 degrees 11 minutes 10 seconds E along said margin of said highway a distance of 394.28 feet to a found rebar corner; thence continue along said margin of said Highway North 57 degrees 59 minutes 35 seconds E a distance of 472.05 feet to a found rebar corner on the East line of the Southeast Quarter of NW 1/4 of same said Section 16; thence S 03 degrees 05 minutes 29 seconds E along said East line of said quarter-quarter section a distance of 232.83 feet to the Point of Beginning, more or less.

Less and Except

Commence at the Northeast Corner of the NE 1/4-SW1/4 of Section 16, Township 20 South, Range 2 West, Shelby County, Alabama and run thence N 03 degrees 05 minutes 29 seconds W along the East line of the SE 1/4-NW 1/4 of said Section 16 a distance of 232.83 feet to a point on the Southerly Margin of Shelby County Highway No. 11; thence run S 57 degrees 59 minutes 35 seconds W along said margin of said highway a distance of 34.27 feet to the Point of Beginning; on the center line of a sixty foot wide (60.0 feet) easement or right of way; thence run S 03 degrees 05 minutes 29 seconds E along said centerline of said right of way or easement a distance of 216.26 feet to the P.C. of a curve to the left having a central angle of 28 degrees 03 minutes 10 seconds and a radius of 250.00 feet; thence run Southeasterly along the arc of said curve an arc distance of 122.40 feet to the intersection of said centerline of said easement or right of way with the East line of the NE 1/4- SW1/4 of said Section 16 and the end of required easement or right of way.

Subject to:

1. Any item disclosed on that certain policy of title insurance obtained in connection with this transaction.

2. Ad valorem Taxes for the current tax year, which Grantees herein assume and agree to pay.
3. Easement/right-of-way to Alabama Power Company as recorded in Book 127 Page 442.
4. Easement/right-of-way to Shelby County as recorded in Book 180 Page 539.
5. Mineral and mining rights.
6. All outstanding rights of redemption in favor of all persons entitled to redeem the property from that certain mortgage foreclosure sale evidenced by mortgage foreclosure deed recorded in Instrument No. 20040922000522450, in the Probate Office of Shelby County, Alabama.

This property is sold as is and grantor only warrants title from the time grantor obtained title until the date grantor conveys its interest in the aforesaid property to the grantee.

TO HAVE AND TO HOLD Unto the said Grantees, their heirs and assigns, forever.

IN WITNESS WHEREOF, the said Grantor, has hereto set its signature and seal, this the 3RD day of December, 2004.

Deutsche Bank National Trust Company, Trustee, on behalf of
the Certificate Holders of Morgan Stanley ABS Capital 1, Inc.
Trust 2004-NC2, Mortgage Pass-Through Certificates, Series
2004-NC2

By, Countrywide Home Loans, Inc.

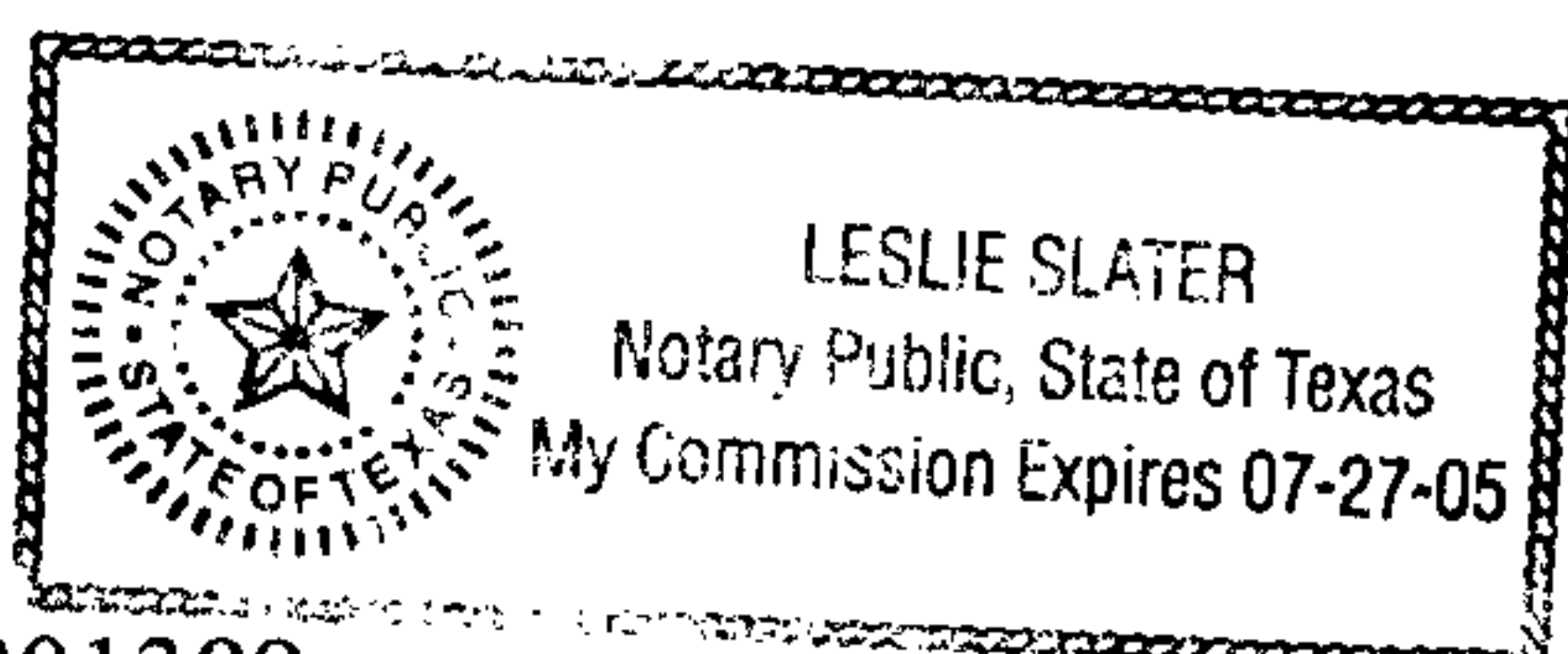
by, [Signature]
Its MARK ARVIZU, VICE PRESIDENT
As Attorney in Fact

STATE OF TEXAS

COUNTY OF COLLIN

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that MARK ARVIZU, whose name as VICE PRESIDENT of Countrywide Home Loans, Inc., as Attorney in Fact for Deutsche Bank National Trust Company, Trustee, on behalf of the Certificate Holders of Morgan Stanley ABS Capital 1, Inc. Trust 2004-NC2, Mortgage Pass-Through Certificates, Series 2004-NC2, a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation, action in its capacity as Attorney in Fact as aforesaid.

Given under my hand and official seal, this the 3RD day of December, 2004.



2004-001389

[Signature]
NOTARY PUBLIC LESLIE SLATER
My Commission expires: 07/27/2005
AFFIX SEAL