


THIS INSTRUMENT WAS PREPARED BY:

Phillip L. Jauregui, Esq.
3829 Lorna Road
Suite 322
Hoover, Alabama 35244

STATE OF ALABAMA)
SHELBY COUNTY)

SEND TAX NOTICES TO:

Deutsche Bank National Trust Company
c/o AHMSI
4600 Regent Blvd, Suite 200
Irving, TX 75063


20090917000355610 1/4 \$25.00
Shelby Cnty Judge of Probate, AL
09/17/2009 10:32:13 AM FILED/CERT

FORECLOSURE DEED

KNOW ALL MEN BY THESE PRESENTS, That whereas heretofore on January 13, 2005, Larry Calhoun and spouse, Kathy Calhoun, executed a certain mortgage on the property hereinafter described to Amerquest Mortgage Company, which said mortgage was recorded in the Office of the Judge of Probate of Shelby County, Alabama, in Instrument No. 20050204000058280, and subsequently transferred and assigned to Deutsche Bank National Trust Company, as Trustee for Amerquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2 recorded as instrument 20080213000052180 aforesaid records; and

WHEREAS, in and by said mortgage the mortgagee was authorized and empowered in case of default in the payment of the indebtedness thereby secured according to the terms thereof, to sell said property before the Shelby County Courthouse door in the City of Columbiana, Alabama, after giving notice of the time, place and terms of said sale in some newspaper published in said city by publication once a week for three consecutive weeks prior to said sale at public outcry for cash to the highest bidder, and said mortgage provided that in case of sale under the power and authority contained in same, the mortgagee or any person conducting said sale for the mortgagee was authorized to execute title to the purchaser at said sale; and it was further provided in and by said mortgage that the mortgagee may bid at the sale and purchase said property if the highest bidder therefore; and

WHEREAS, default was made in the payment of the indebtedness secured by said mortgage, and the said Deutsche Bank National Trust Company, as Trustee for Amerquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2, 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 by publication in the Shelby County Reporter, a newspaper published in Shelby County, Alabama, and of general circulation in Shelby County, Alabama, in its issues of July 8, July 15, July 22 and August 5, 2009; and

WHEREAS, on August 26, 2009, the day on which the foreclosure was due to be held under the terms of said notice, between the legal hours of sale, said foreclosure was duly and properly conducted, and Deutsche Bank National Trust Company, as Trustee for Amerquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2, did offer for sale and sell at public outcry in front of the Shelby County Courthouse in the City of Columbiana, Alabama, the property hereinafter described; and

WHEREAS, Phillip L. Jauregui was the auctioneer who conducted said foreclosure sale and was the person conducting said sale for the said Deutsche Bank National Trust Company, as Trustee for Amerquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2; and

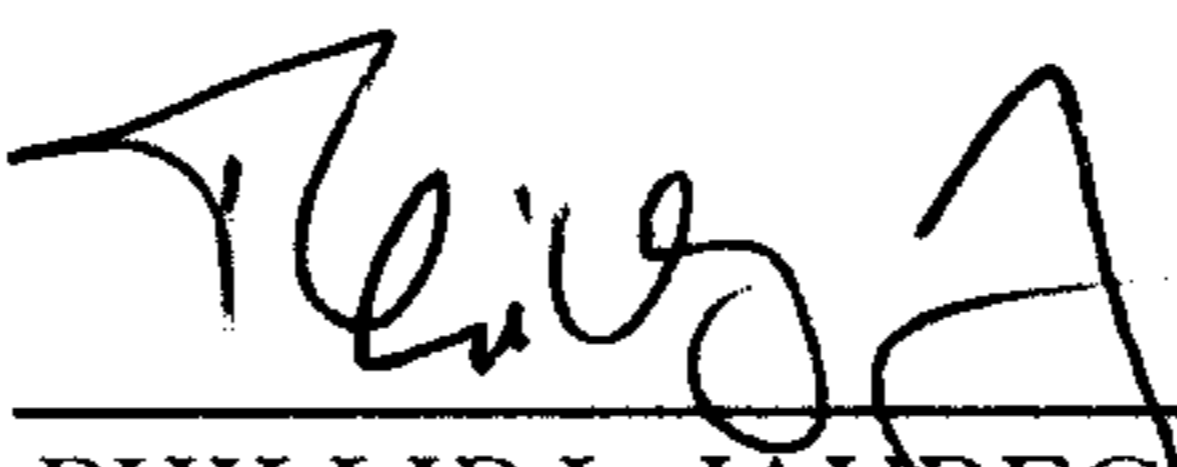
WHEREAS, the highest and best bid for the property described in the aforementioned mortgage was the bid of Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Pass-Through Certificates Series 2005-X2 in the amount of \$17,500.00, which sum of money Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2, offered to credit on the indebtedness secured by said mortgage, and the said Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2, by and through Phillip L. Jauregui, as auctioneer conducting said sale and as attorney-in-fact for Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2, does hereby GRANT, BARGAIN, SELL AND CONVEY unto the said Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Pass-Through Certificates Series 2005-X2 the following described property situated in Shelby County, Alabama, to-wit:

SEE ATTACHED EXHIBIT "A"

TO HAVE AND TO HOLD the above described property to Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Pass-Through Certificates Series 2005-X2 and its successors and assigns; subject, however, to the statutory right of redemption on the part of those entitled to redeem as provided by the laws of the State of Alabama.

IN WITNESS WHEREOF, Larry Calhoun and Kathy Calhoun, and Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2, have caused this instrument to be executed by and through Phillip L. Jauregui, as auctioneer conducting said sale and as their attorney-in-fact, and Phillip L. Jauregui, as auctioneer conducting said sale on this the 26th day of August, 2009.

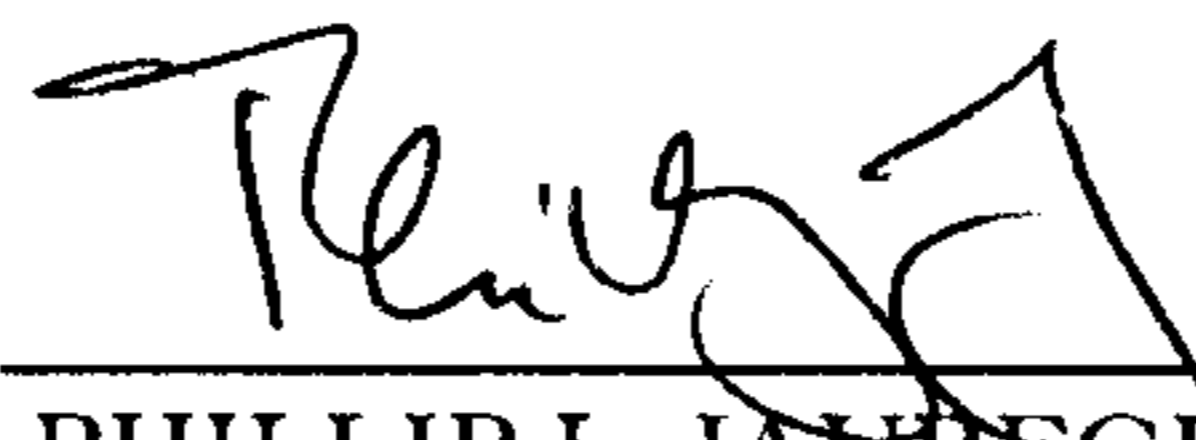
LARRY CALHOUN AND KATHY CALHOUN

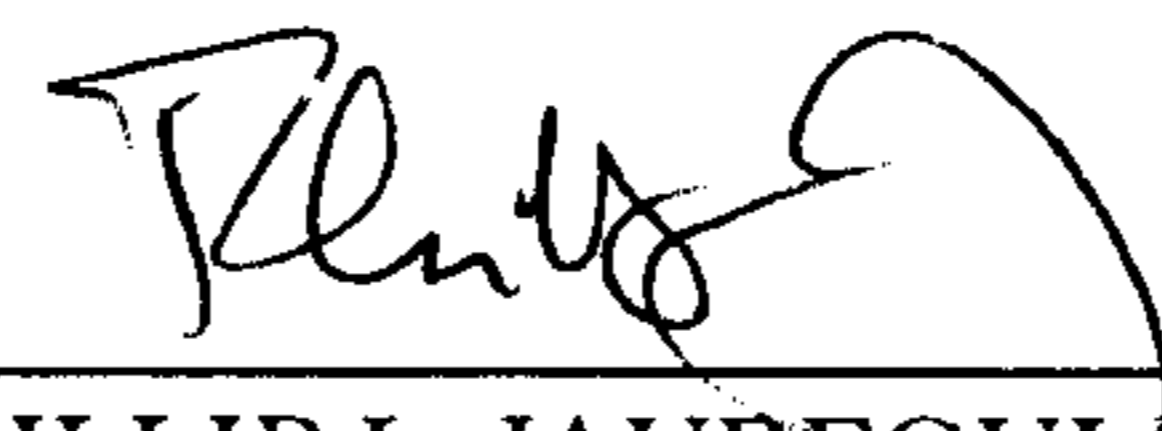
By: 
PHILLIP L. JAUREGUI, attorney-in-fact



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DEUTSCHE BANK NATIONAL TRUST COMPANY, AS
TRUSTEE IN TRUST FOR THE BENEFIT OF THE
CERTIFICATEHOLDERS FOR QUEST TRUST 2005-X2,
ASSET-BACKED CERTIFICATES, SERIES 2005-X2

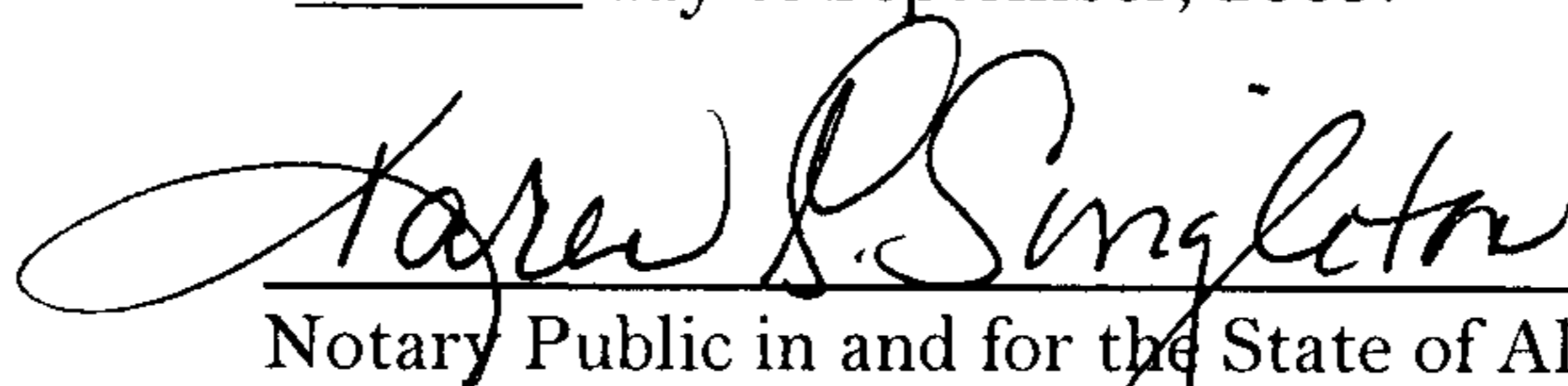
By: 
PHILLIP L. JAUREGUI, as the person acting as
auctioneer and conducting the sale as its attorney-in-fact


PHILLIP L. JAUREGUI, as the auctioneer
and person making said sale

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County and in said State, do hereby certify that Phillip L. Jauregui, whose name as attorney-in-fact for Larry Calhoun and Kathy Calhoun; whose name as attorney-in-fact and agent for Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2005-X2 Asset-Backed Certificates Series 2005-X2; and whose name as auctioneer and person making said sale, 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 said conveyance, he, in his capacity as such attorney-in-fact, and as such auctioneer, executed the same voluntarily on the day the same bears date.

GIVEN under my hand, this the 14th day of September, 2009.


Notary Public in and for the State of Alabama,
at Large
My Commission Expires: 4/25/2010

KAREN G. SINGLETON Notary Public, AL State at Large My Comm. Expires April 25, 2010



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EXHIBIT "A"

Begin at the Southwest corner of the Northeast 1/4 of Southwest 1/4 of Section 36, Township 20, Range 3 West and go thence North 89 Degrees East 264 feet; thence North 31 degrees and 40 minutes East 315 feet to point of beginning of lot herein described; thence North 31 degrees and 40 minutes East 105 feet; thence South 37 degrees and 30 minutes East 210 feet to the North margin of the Harpersville Public Road; thence South 31 degrees and 40 minutes West along the North margin of said road 105 feet; thence North 37 degrees and 30 minutes West 210 feet to the point of beginning. Said lot being in Section 36, Township 20, Range 3 West.



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