

CM #: 106988

STATE OF ALABAMA)

COUNTY OF SHELBY)

ASSIGNMENT OF MORTGAGE

FOR VALUE RECEIVED, the undersigned NOVASTAR MORTGAGE, INC. (the "Assignor"), does hereby transfer, assign, set over and convey unto THE BANK OF NEW YORK MELLON, AS SUCCESSOR TRUSTEE UNDER NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2004-2 (the "Assignee"), its successors, transferees, and assigns forever, all right, title and interest of said Assignor in and to that certain Mortgage executed by MARK A. MARTIN AND DEBORAH MARTIN, HIS WIFE, to BEST RATE FUNDING CORP. dated the 27th day of May, 2004, and filed for record in Instrument Number 20040603000297340, in the Probate Office of Shelby County, Alabama, covering property described in said Mortgage, together with the note and indebtedness secured by the Mortgage, and all interest of the undersigned in and to the property described in said Mortgage.

It is expressly understood and agreed that the within transfer and assignment of the said Mortgage is without warranty, representation or recourse of any kind whatsoever.

IN WITNESS WHEREOF, said Assignor has hereunto set its signature this 19 day of March, 2010

NOVASTAR MORTGAGE, INC. by Saxon Mortgage
Services, Inc. as attorney in fact

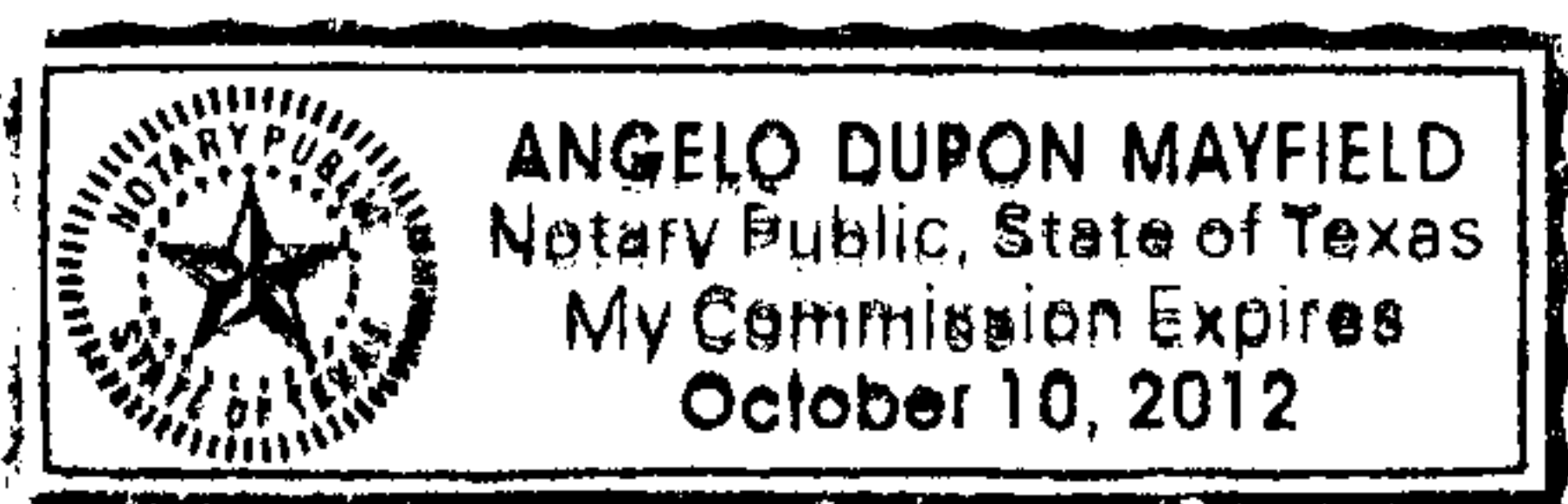
By: John Cottrell

Its: Assistant Vice President

STATE OF Texas)

COUNTY OF Tarrant)

I, Angelo Dupon Mayfield, a Notary Public in and for said County in said State, hereby certify that John Cottrell, whose name as Assistant Vice President of NOVASTAR MORTGAGE, INC. by Saxon Mortgage Services, Inc. as attorney in fact, 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 said conveyance, he/she, as such officer, and with full authority, executed the same voluntarily for and as the act of said corporation.



Given under my hand this the 19 day of March, 2010.

Angelo Dupon Mayfield
Notary Public

My Commission Expires: 10/10/12

This instrument prepared by:
Cynthia W. Williams
Sirote & Permutt, P.C.
P. O. Box 55727
Birmingham, AL. 35255