This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679

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ADDRESS NEW OWNER:
Cindy Renee Sims
5020 Greer Station Drive
Hermitage, Tennessee 37076

SEND TAX BILL:
To Mortgagee

MORTGAGEE:
Lincoln Service Corporation
P.O. Box 989
Owensboro, Ky. 42303-0989

MAP AND PARCEL:
MAP 75-12-A
PARCEL 72CO
04D 93397

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, Wendell Ethridge, Trustee, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Cindy Renee Sims, Unmarried , hereinafter called the Grantees, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> BEING Lot No. 153, Revised Section One, Greer Meadows at Cedar Creek of record in Book 7900, Page 115, Register's Office for Davidson County, Tennessee.
>
> Being a part of the same property conveyed to Wendell Ethridge, Trustee , by deed from Donnie Tucker and wife, Susan Tucker of record in Book 8028, Page 62, Register's Office for Davidson County, Tennessee.

Subject to Charter for Section 1, Greer Meadows at Cedar Creek Homeowners Association of record in Book 8060, Page 680, By-Laws of record in Book 8060, Page 685, Declaration of Covenants, Conditions and Retrictions of record in Book 8060, Page 692, Deed Conveying Common Area to Association of record in Book 8060, Page 714, and First Amendment to Declaration of Covenants, Conditions, and Restrictions of record in Book 8239, Page 649, Register's Office, Davidson County, Tennessee.
This conveyance is subject to setback lines and easements of record in Book 7900, Page 115, said Register's Office.

This is improved property known as 5020 Greer Station Drive, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Cindy Renee Sims, Unmarried, their heirs and assigns, forever; and I, Wendell Ethridge, Trustee do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and

assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 26th day of February, 1993.

Wendell Ethridge Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Wendell Ethridge, Trustee the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 26th day of February, 1993.

NOTARY PUBLIC

My Commission Expires: 11-5-96

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual value or consideration, whichever is greater, for this transfer is $ 59,950.00.

X Cindy Renee Sims
AFFIANT

Subscribed and sworn to before me this 26th day of February, 1993.

NOTARY PUBLIC
My Commission Expires: 11

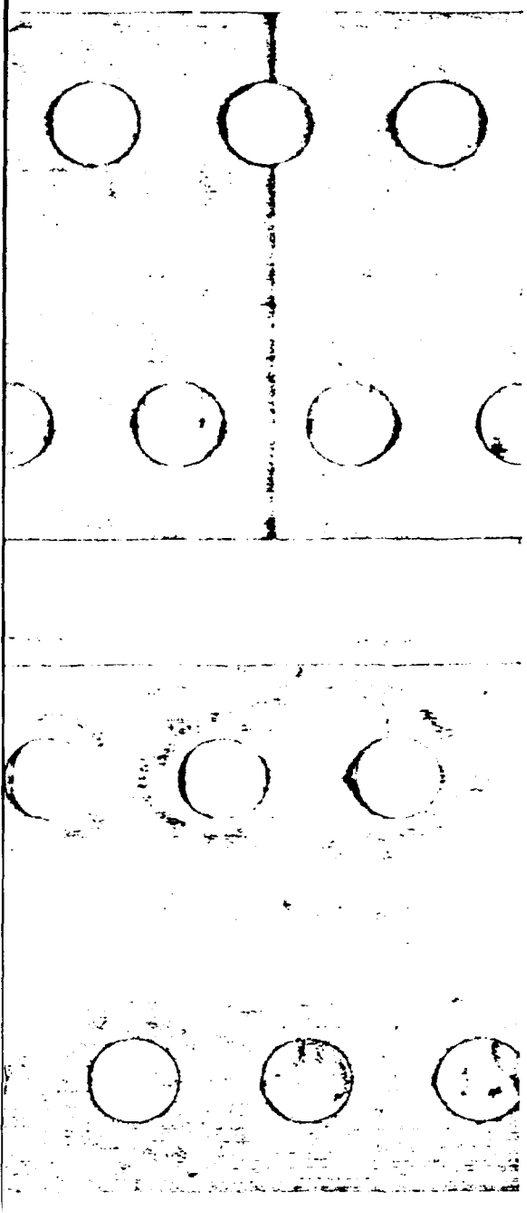
98001

IDENTIFICATION REFERENCE

MAR 5 1 19 PM '93

DAVIDSON COUNTY, TN

98-8 03/05 0101 03CHECK 230.53



OFFICIAL RECEIPT
FELIX Z WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD WARRANTY DEED	UCC UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
				CONT 59950.00
				CON TX 221.63
				PRFEE 1.00
				MTGED 8.00
				TOTAL 230.63
				CHECK 230.63
			03/05/93 01	13:18 0001 9878

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

98001

IDENTIFICATION REFERENCE

MAR 5 1 19 PM '93

DAVIDSON COUNTY, TN

No. 627440