Davidson County DEEDWARR
Recvd: 08/01/01 09:51 2pgs
Fees:13.00 Taxes:166.50
20010801-0081344

This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-4679

File Box 24

ADDRESS NEW OWNER:
CASH HOME BUYERS, INC.
413 Welshwood Drive
Nashville, TN 37211

SEND TAX BILL:
To Owner

MAP AND PARCEL:
MAP 83-1
PARCEL 312.00
27W-23160

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, TRANSOURCE GROUP, INC. hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto CASH HOME BUYERS, INC., hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING the easterly 1/2 of Lot No. 2 in E. T. Brown's Subdivision of the Sharpe Lands, of record in Book 332, Page 7, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 2 fronts 50.5 feet on the southerly margin of Greenwood Avenue and runs back between lines, 288.0 feet on the easterly line and 287.0 feet, more or less, on the westerly line, to a line in the rear measuring 50.0 feet thereon.

Being the same property conveyed to TRANSOURCE GROUP, INC., by deed from MCH TRANSPORTATION COMPANY, a Mississippi corporation of record in Book 9557, Page 208, Register's Office for Davidson County, Tennessee.

This is the same description as in previous deed of record.

Taxes for 2001 have been pro-rated and assumed by Grantee.

This is improved property known as 1300 Greenwood Avenue, Nashville, TN 37206.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said CASH HOME BUYERS, INC., its successors and assigns, forever; and TRANSOURCE GROUP, INC. does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, have a good right to convey it; and does further covenant and itself, its successors and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors 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 my hand this the 27th day of July, 2001.

TRANSOURCE GROUP, INC.

H. Benton Watkins

H.Benton Watkins, Chief Financial Officer

STATE OF MISSISSIPPI)
COUNTY OF HINDS)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named H.Benton Watkins as Chief Financial Officer of TRANSOURCE GROUP, INC., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Chief Financial Officer of the maker, or a constituent of the maker, and is authorized by the maker, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker. Witness my hand and official seal at Canton, Mississippi, this the 27 day of July, 2001.

NOTARY PUBLIC

My Commission Expires:

Notary Public State of Mississippi At Large
My Commission Expires: February 1, 2003
Bonded Thru Holden, Brooks & Garland, Inc.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 45,000.00.

AFFIANT Vice President

Subscribed and sworn to before me this 31st day of July, 2001.

NOTARY PUBLIC
My Commission Expires: 11/27/2004

NOTARY PUBLIC AT LARGE