# WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF SUMNER
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER ~~IS~~ $ 72,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 11th DAY OF September 200

Notary Public

MY COMMISSION EXPIRES: February 20 2004
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

My Commission Expires 2/28/2004

**THIS INSTRUMENT WAS PREPARED BY**

TENNESSEE TITLE & TRUST, INC., P. O. Box 1826, Hendersonville, TN 37077-1826

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| John T. Trimble, Sr. (NAME) | Mortgage Portfolio Services Inc. (NAME) | 34-5-A-38.00 |
| 518 Thomas Jefferson Circle (ADDRESS) | 4144 N. Central Expressway #800 (ADDRESS) | |
| Madison, Tennessee 37115 (CITY) (STATE) (ZIP) | Dallas, Texas 75204 (CITY) (STATE) (ZIP) | |

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Patricia A. McCain, unmarried

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO John T. Trimble, Sr., married

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:

Land in Davidson County, State of Tennessee, being Unit No. 38 on the Plan of Monticello Manor, as shown on the Plan of record in Book 6250 at page 561, Register's Office for Sumner County, Tennessee, to which plan reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Patricia A. McCain, unmarried by deed of record in Book 11462 at page 643, Register's Office for Davidson County, Tennessee.

This conveyance is subject to taxes for the year 2001 and thereafter and restrictions and easements of record.

Davidson County DEEDWARR
Recvd: 09/13/01 10:42 2pgs
Fees:13.00 Taxes:269.73

20010913-0099861

unimproved ( )
This is improved ( X ) property, known as 518 Thomas Jefferson Circle, Madison, Tennessee 37115
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 11th day of September, 2001

Patricia A. McCain

Patricia A. McCain

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Patricia A. McCain, unmarried

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville, Tennessee, this 11th day of September, 2003.

Commission expires February 28, 2004

Notary Public

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.
My Commission Expires 2/28/2004

STATE OF TENNESSEE
COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, _____.

My commission expires _____

_____
Notary Public