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STATE OF TENNESSEE)
COUNTY OF DAVIDSON

THIS INSTRUMENT PREPARED BY:

HOLLINS & ASSOCIATES
401 Church Street, Suite 2720
Nashville, Tennessee 37219

The actual consideration for this transfer or value of property (whichever is greater) is $137,775.00. This is equal to or greater than the property would bring at a fair and voluntary sale.

Affiant

Sworn to and subscribed before me this 25th day of September, 2001.

Notary Public
My Commission Expires: 1/29/05

RODERICK J. NAVIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

ADDRESS NEW OWNER:
Christine Doughtie
1425 McAlpine Avenue
Nashville, TN 37216

Davidson County DEEDWARR
Recvd: 09/27/01 10:56 3pgs
Fees:18.00 Taxes:509.77
20010927-0104578

SEND TAX BILL TO:
Indymac Bank, F.S.B.
155 North Lake Avenue
Pasadena, CA 91101

MAP 72-4
PARCEL 314

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, Richard T. Quinn and wife, Karla McMurtry Quinn, hereinafter the GRANTOR(S), has bargained and sold, and by these presents do transfer and convey unto Christine Doughtie, single hereinafter the GRANTEE(S), her heirs, representatives and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, more particularly described as follows:

SEE ATTACHED EXHIBIT A, WHICH IS INCORPORATED HEREIN BY THIS REFERENCE.

This is improved property known as 1425 McAlpine Avenue Nashville, TN 37216.

This conveyance is made subject to such limitations, restrictions and encumbrances of record as may affect the premises, including but not limited to the following:

1)City and/or County Taxes for the year 2002 and subsequent years for Map 72-4, Parcel 314: A lien, not yet due or payable.

2)All matters as shown on the plan of record in Book 843, page 95, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his/her heirs, successors, representatives and assigns, forever; GRANTOR does further covenant with said GRANTEE that GRANTOR is lawfully seized and possessed

of said land in fee simple, has a good right to convey it, and the same is unencumbered except as otherwise herein set out; and it does further covenant and bind itself, its successors and representatives, to warrant and forever defend the title to the said land to the said GRANTEE, his/her heirs, successors, representatives and assigns, against the lawful claims of all persons whomsoever.

Whenever 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 25th day of September, 2001.

GRANTOR:

Richard T. Quinn by Karla McMurtry Quinn
His attorney in fact

Karla McMurtry Quinn

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Karla McMurtry Quinn, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney in Fact for Richard T. Quinn, the within named bargainor, and that she as such Attorney in Fact executed the foregoing instrument for the purposes therein contained, by signing the name of Richard T. Quinn by herself as such Attorney in Fact.

WITNESS MY HAND, at office, this 25th day of September, 2001.

Notary Public

My Commission Expires: 1/29/05.

RODERICK J. NAVIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public of said County and State, Karla McMurtry Quinn, the within named bargainor(s), 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, at office, this 25th day of September, 2001.

Notary Public

My Commission Expires: 1/29/05

RODERICK J. NAVIN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

EXHIBIT "A"
PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 24 of Block "C" on the Map of Country Club Estates, as of record in Book 843, page 95, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Richard T. Quinn and Karla McMurtry Quinn by deed from Chris Michael Dodson and wife, Sherry L. Dodson of record in Book 11008, page 890, Register's Office for Davidson County, Tennessee.