Davidson County DEEDWARR
Recvd: 03/15/02 13:33 2pgs
Fees:13.00 Taxes:173.90

20020315-0032982

This Instrument Prepared By:

David W. McMackin
Castleman & McMackin, PLLC
213A Ward Circle, Ste. 102
Brentwood, TN 37027

Name and Address of Owners:	Person Responsible for Payment of Taxes:	Map & Parcel No.
Leland D. Watts 144 Haynes Park Dr Nashville, TN 37218	SAME	Map 69 Par. 4 Group 122

Special Warranty Deed

For and in consideration of the sum of TEN AND NO/100 DOLLARS ($10.00), and other good and valuable consideration to said Grantor paid by the Grantee named herein, the receipt of which is hereby acknowledged, Community Choice Financial Services, Inc. (herein called "Grantor"), has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Leland D. Watts (herein called "Grantees"), the real property situated in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, Being Lot No. 14 on the Plan of Haynes Park Subdivision, Section 2, of record in Book 4460, page 51, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Community Choice Financial Services, Inc. by Substitute Trustee's Deed from D. W. McMackin, Substitute Trustee, of record as Instrument No. 20011226-0141754, Register's Office for Davidson County, Tennessee.

The above legal description is identical to the legal description in the previous deed of record.

This is improved property located at 144 Haynes Park Drive, Nashville, Tennessee 37218.

To have and to hold the Subject Property together with all and singular the rights and appurtenances thereto belonging, unto Grantee, his successors and assigns forever. The Grantor covenants that it is seized and possessed of the above described property, and has the right to convey it, and Grantor does hereby bind itself, its successors and assigns, to WARRANT AND FOREVER DEFEND all and singular the Subject Property unto the Grantee, its successors and assigns, against every person whosoever lawfully claims the Subject Property or any part thereof by, through or under Grantor, but not otherwise.

In Witness Whereof, the Grantor has caused this Deed to be executed by its duly authorized officer this 16th day of January 2002.

Community Choice Financial Services, Inc.

By: _____
Branch Manager

ACKNOWLEDGMENT

STATE OF TENNESSEE }
}
COUNTY OF Williamson }

Before me, the undersigned authority, a Notary Public in and for said County and State, personally appeared Pleas Wright, with whom I am personally acquainted, or proven to me on the basis of satisfactory evidence, and who upon oath acknowledged himself to be the Branch Manager of Community Choice Financial Services, Inc., the within named bargainor, a corporation, and that she, as such officer, being authorized so to do, executed the foregoing instrument on behalf of the corporation for the purposes therein contained by signing the name of the corporation, by himself as President.

In witness whereof, I have hereunto set my hand and seal this 16th day of January 2002.

NOTARY PUBLIC

My Commission Expires:

DELLANA LASHELLE LOWHORN NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

MY COMMISSION EXPIRES:
AUGUST 25, 2005

STATE OF TENNESSEE }
COUNTY OF Williamson }

I hereby affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $47,000.00.

AFFIANT

Sworn to and subscribed before me this
16th day of January, 2002

NOTARY PUBLIC

My Commission Expires:_____

DELLANA LASHELLE LOWHORN NOTARY PUBLIC AT LARGE RUTHERFORD CO., TENN.

MY COMMISSION EXPIRES:
AUGUST 25, 2005