WARRANTY DEED

MURPHY-H03293

STATE OF Tennessee
COUNTY OF Sumner

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $93,000.00

Affiant

Subscribed and sworn to before me, this 4th DAY OF April, 2003.

Notary Public

MY COMMISSION EXPIRES: 10/15/06

(AFFIX SEAL)

GEORGE R. WOODS SR NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

THIS INSTRUMENT WAS PREPARED BY and PLEASE RETURN TO:

Middle Tennessee Escrow Company, LLC
120 Anderson Lane
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Jimmy P Murphy	Washington Mutual Bank, FA	53-03-48
(NAME) 1205 Jones Street	(NAME) 4301 Hillsboro Pike, Suite 328	
(ADDRESS) Old Hickory, Tennessee 37138	(ADDRESS) Nashville, TN 37215	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, I/we, CINDI R ETHRIDGE, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto JIMMY P MURPHY, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot Number 106 on the Plan of Section "B", Village of Old Hickory, of record in Plat Book 1424, page 67, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Cindi R. Ethridge by Deed from Jeffrey L. McCraney and wife, Jules M. McCraney of record in Book 11542, page 526, Register's Office for Davidson County, Tennessee.

This is improved (X) property, known as 1205 Jones Street, Old Hickory, Tennessee 37138
unimproved ( ) (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/our hand(s) this 4th day of April, 2003.

Cindi R Ethridge

Davidson County DEEDWARR
Recvd: 04/09/03 13:47 1pgs
Fees:13.00 Taxes:344.10
20030409-0047352

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 Cindi R Ethridge, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Hendersonville (city), TN (state), this 4th day of April, 2003.

Notary Public

My Commission Expires: 10/15/06

GEORGE R. WOODS SR NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE