WARRANTY DEED



STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 174,000.00

Affiant

SUBSCRIBED AND SWORN TO ME ON THE 22ND DAY OF AUGUST, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5115 MARYLAND, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Daniel J. Simpson and Kmberly Simpson	National City Mtg. Co.	MAP:103-4
4511 Nebraska Avenue	P.O.Box 1024	Parcel:208.00
Nashville, TN 37209	Dayton, OH 45401-1024	

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

JASON W. MCGEE, AND WIFE, ASHLEY G. MCGEE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

DANIEL J. SIMPSON AND WIFE, KIMBERLY SIMPSON

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 4511 Nebraska Avenue, Nashville, TN 37209

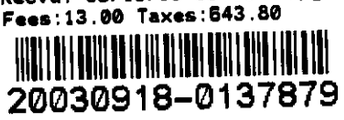
TO HAVE AND TO HOLD the said tract or parcel of land. with the appurtenances, estate, title and interest thereto belonging to the said Grantee, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns 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 number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand on the 22nd day of August, 2003.

Jason W. McGee

Ashley G. McGee

Davidson County DEEDWARR
Recvd: 09/18/03 09:10 2pgs
Fees:13.00 Taxes:643.80



20030918-0137879

STATE OF TENNESSEE
COUNT OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, JASON W. MCGEE AND ASHLEY G. MCGEE, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee , this 22nd day of August, 2003.

Notary Public_____

My Commission Expires:_____



EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot No. 6, Block 17 on the Map of Part of Sylvan Park, of record in Book 332, page 104, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jason W. McGee and Ashley Griffin McGee (formerly known as Ashley A. Griffin) , by quitclaim deed to Jason W. McGee and wife, Ashley Griffin McGee, of record in instrument number 20010228 0018319, Register's Office for Davidson County, Tennessee

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein