WARRANTY DEED

FILE BOX 47

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 110,000.00

Linda F Gipson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF September 20 03

Patricia Nicholls
Notary Public

MY COMMISSION EXPIRES: January 29, 2005
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Linda F. Gipson (NAME)	America's Wholesale Lender (NAME)	MAP 148-12
4728 McBride Road (ADDRESS)	7105 Corporate Drive; PTXA 195 (ADDRESS)	PARCEL 104
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Plano, TX 75024 (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, Sandra Duke Tucker* and husband, Anthony Lee Tucker
*f/k/a Sandra Duke Schuller

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Linda F. Gipson, a married woman

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:

BEING Lot No. 118, on the Plan of Debra Heights, Section Two, of record in Book 3700, Page 39, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of McBride Road, the common front corner of Lots Nos. 117 and 118; thence southwardly with said margin 82.57 feet to a concrete monument, the beginning of a curve; thence southeastwardly around said curve 36.64 feet to a concrete monument in a northerly margin of Irma Drive; thence eastwardly with said margin 84.77 feet to a point, the common front corners of Lots Nos. 118 and 119; thence northwardly with the line between said lots 118 and 119, 128.00 feet to a concrete monument; thence westwardly with the line between Lots Nos. 117 and 118; 113.16 feet to the point of beginning.

BEING the same property conveyed to Sandra Duke Schuller, now known as Sandra Duke Tucker by Quitclaim Deed from James Jeffery Schuller, of record in Book 8609, Page 345, Register's Office for said County.

This conveyance is subject to Restrictive Covenants of record in Book 3949, Page 404, Register's Office for said County.

CONTINUED

unimproved ( )
This is improved (X) property, known as 4728 McBride Road, Antioch, TN 37013
(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 our hand s this 18th day of September, 20 03

Sandra Duke Tucker

Anthony Lee Tucker

Davidson County DEEDWARR
Recvd: 09/19/03 13:43 2pgs
Fees:13.00 Taxes:407.00

20030919-0139040

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sandra Duke Tucker and husband, Anthony Lee Tucker

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 Nashville, Tennessee, this 18th day of September, 20 04.

Commission expires January 29, 2005

Notary Public

PATRICIA NICHOLLS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 or proved to me on the basis of satisfactory evidence) 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 _____ 20_____.

My commission expires _____

Notary Public

LEGAL DESCRIPTION CONTINUATION

This conveyance is made subject to: (1) 2003 taxes, which have been prorated and paid by the Grantors; (2) All matters appearing on the Plan of record in Book 3700, Page 39, said Register's Office.

The said Anthony Lee Tucker joins in this conveyance to convey any and all marital interest he/she may have in said property.