Box 17

# WARRANTY DEED

Davidson County DEEDWARR
Recvd: 04/14/04 14:05 2pgs
Fees:13.00 Taxes:925.00

20040414-0042114

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $250,000.00

Affiant

Subscribed and sworn to before me, this 2nd day of April, 2004

Notary Public

MY COMMISSION EXPIRES: 11/26/05

(AFFIX SEAL)

LAURA A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

THIS INSTRUMENT WAS PREPARED BY:
Southland Title & Escrow Co., Inc.
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

| ADDERSSS NEW OWNERS AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Janis E. Martin | America's Wholesale Lender | 171-03-B |
| (NAME) | (NAME) | (MAP) |
| 641 Old Hickory Blvd. #55 | Suite 180<br>750 Old Hickory Blvd. | 141.00CO |
| (ADDRESS) | (ADDRESS) | (PARCEL) |
| Brentwood, TN 37027 | Brentwood, TN 37027 | |
| (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, Sarah E. Gillespie, a married person, hereinafter called the Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto Janis E. Martin , hereinafter called Grantee(s), their heirs and assigns, that certain tract or parcel of land in Davidson County, TENNESSEE, described as follows, to-wit:

Certain property in Davidson County, TN, described as Unit No. 57 of Townhomes of Fredericksburg, a Horizontal Property Regime located on Old Hickory Blvd., in Brentwood, TN, together with Easements as shown on the plat of Revision One, Phase One, Section Three, Townhomes of Fredericksburg, recorded in Plat Book 9700, page 534, said Register's Office, and described in a Declaration of Covenants, Conditions & Restrictions as recorded in Book 10126, page 435, as amended in Book 10224, page 683, Book 10628, page 517 and Instrument No. 20000718-0070558, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Townhomes of Fredericksburg, contained in the Declaration of Covenants, Conditions & Restrictions, said Register's Office, are incorporated herein and made a part hereof the same as though copied herein.

Being the same property conveyed to Sarah E. Gillespie, unmarried, by deed from R. G. Spann Trust, dated December 19, 2001, of record in Instrument No. 20020102-0000272, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the taxes for the current year and subsequent years; any and all easements and/or restrictions of record; and all matters shown on the plan of record; all in the said Register's Office.

This is ( ) unimproved (X) improved property, know as: 641 Old Hickory Blvd. #55, Brentwood, Tennessee 37027

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 day of March, 2004.

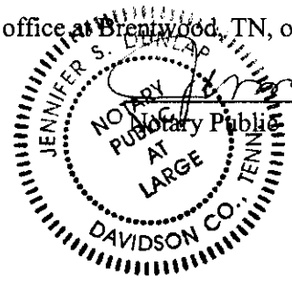
Sarah E. Gillespie

John Bodin

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County, appeared Sarah E. Gillespie and husband, John Bodin with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his/her/their oath(s) acknowledged to be the within named bargainor(s), and that he/she/they executed the foregoing instrument of his/her/their own free will for the purposes therein contained.

Witness my hand and official seal at office at Brentwood, TN, on this the 23rd day of March, 2004.




Notary Public

My Commission Expires: 7/30/05