WARRANTY DEED

D. ANNETTE MAPLES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 25, 2006

G-2199-F

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 119,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29th DAY OF April, 2004

Notary Public

MY COMMISSION EXPIRES: 11-25-06
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

William D. Castleman, Attorney, 110 Glancy Street, Suite 112, Goodlettsville, TN 37072

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Steve Shelton (NAME)	Option One Mtg. Corp. (NAME)	MAP 83-4
1225 Harwood Drive (ADDRESS)	1600 Parkwood Circle SE, Ste.615 (ADDRESS)	PARCEL 115
Nashville, TN 37206 (CITY) (STATE) (ZIP)	Atlanta, GA 30339 (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, Elmo Harvey Waffird, Betty Jean Waffird Chapman, and Glenda Marie Waffird Duke, being the sole surviving heirs of Betty Waffird, Deceased HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Steve Shelton

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:

Land in Davidson County, Tennessee, being Lot Number 6 on the Plan of Porter Heights, Section VI, as of record in Plat Book 2330, Page 161, Register's Office for Davidson County, Tennessee, as described as follows, to-wit:

Said Lot Number 6 fronts 75 feet on the east side of Harwood Drive and runs back 197.8 feet on the northerly line and 200 feet on the southerly line to a dead line in the rear, measuring 75 feet thereon.

Being the same property conveyed to Betty Waffird, by deed from Adrian Griffin and wife, Ronnell F. Griffin, of record in Book 11053, Page 588, Register's Office for Davidson County, Tennessee. The said Betty Waffird having since died intestate on November 7, 2002, leaving as her sole surviving heirs, her husband, Elmo Harvey Waffird, and her daughters, Betty Jean Waffird Chapman and Glenda Marie Waffird Duke.

Davidson County DEEDWARR
Recvd: 05/04/04 15:40 2pgs
Fees:13.00 Taxes:440.30

20040504-0050782

unimproved ( )
This is improved (X) property, known as 1225 Harwood Drive, Nashville, TN 37206
(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 29th day of April, 2004

Elmo Harvey Waffird

Glenda Marie Waffird Duke

Betty Jean Waffird Chapman

DCTN01WC

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 Elmo Harvey Waffird, Betty Jean Waffird Chapman, and Glenda Marie Waffird Duke, being the sole surviving heirs of Betty Waffird, Deceased

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 Goodlettsville, Tennessee, this 29th day of April, 2004.

Commission expires 9-24-05

Kathy J. Byers
Notary Public

KATHY J. BYERS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
~~AT LARGE~~
Kathy J. Byers
My Commission Expires
September 24, 2005
~~STATE OF TENNESSEE~~

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 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 _____, _____.

My commission expires _____

_____
Notary Public