THIS INSTRUMENT WAS PREPARED BY
Bankers Title & Escrow Corp.
3310 West End Avenue, Suite 410
Nashville, Tennessee 37203

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF May, 2004

Notary Public

MY COMMISSION EXPIRES: (7-26-07)
(AFFIX SEAL)

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jason T. Huff (NAME)	The Mortgage Store Financial, Inc (NAME)	118-1-328
908 Halcyon Avenue (ADDRESS)	727 West 7th Street, Suite 850 (ADDRESS)	
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Los Angeles, CA 90017 (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, Grant Alden and wife, Susan Thomas

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Jason T. Huff and wife, Emily W. H. Huff

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 No. 40 on the Plan of W. D. Gale's Kirkwood Addition to Nashville, as of record in Book 332, Page 76, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Grant Alden and wife, Susan Thomas, by deed from S. Hunter Allen, Jr. and Suzanne Prince, of record as Instrument No. 20001010-0100500, Register's Office for Davidson County, Tennessee.

This instrument is being executed in behalf of Grant Alden and Susan Thomas pursuant to a Power of Attorney executed by same, and filed for record as Instrument No. 20040521-0060269, Register's Office for Davidson County, Tennessee.

Davidson County DEEDWARR
Recvd: 05/21/04 12:22 2pgs
Fees:13.00 Taxes:925.00

20040521-0060270

unimproved ( )
This is improved (X) property, known as 908 Halcyon Avenue, Nashville, Tennessee 37204
(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 May, 2004

Grant Alden by Mary Jenkins Hardin

Grant Alden, by: Mary Jenkins Hardin, Atty-In-Fact

Susan Thomas by Mary Jenkins Hardin

Susan Thomas, by: Mary Jenkins Hardin, Atty-In-Fact

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____day of _____ .

Commission expires _____ _____

Notary Public

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

STATE OF TENNESSEE
COUNTY OF Davidson

Before me, the undersigned notary public in and for the state and county above, personally appeared the within named Mary Jenkins Hardin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledges the execution of the foregoing instrument on behalf of Grant Alden and Susan Thomas as his/her Attorney-in-Fact, as the free act and deed of the within named Grant Alden and Susan Thomas.

WITNESS my hand and official seal at office, this 18th day of May, 2004.

_____

Notary Public

My Commission Expires: 1.26.07