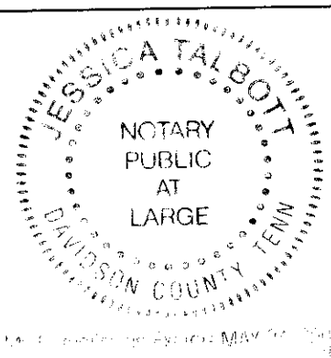
File #200450221



STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 170,000.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th day of June, 2004.

Notary Public

MY COMMISSION EXPIRES:
5-24-08 (AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Betty Jean McWhirter-McGee, married Henry Earl McGee	Amerivest Mortgage	Map: 119-03
(NAME) 355 Flushing Dr.	(NAME) 51 Century Blvd. Suite 111	Parcel: 117
(ADDRESS) Nashville TN 37217	(ADDRESS) Nashville, TN 37214	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN 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, **G. W. HOLDER, III, UNMARRIED,** hereinafter called the GRANTOR, has bargained and sold, and by these presents do transfer and convey unto **BETTY JEAN MCWHIRTER-MCGEE, MARRIED HENRY EARL MCGEE,** 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 all of Lot No. 102, on the Plan of Glencliff Estates, Section 5, as shown by plat appearing of record in Plat Book 2133, Page 21, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to G.W. Holder, III by Quitclaim Deed dated November 29, 2002 of record in Instrument No. 20021204-0149452, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Restrictive Covenants of record in Book 2102, Page 339; all matters shown on plat of record in Plat Book 2133, Page 21; and any and all matters of record, all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 355 Flushing Dr., Nashville, TN 37217
(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 Grantor covenants with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantor further covenants and binds himself, his heirs and assigns, 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.

Davidson County DEEDWARR
Recvd: 06/10/04 10:42 2pgs
Fees:13.00 Taxes:629.00
20040610-0068771

Witness our hands this 8th day of June, 2004.

G. W. Holder, III

By: _____

George Holder, Jr., his attorney in fact

STATE OF Tennessee

COUNTY OF Davidson

On this 8th day of June, 2004, before me personally appeared George Holder, Jr., with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is the attorney-in-fact of G. W. Holder, III and is authorized by him, and does hereby acknowledge the execution of this instrument on his behalf, by virtue of an instrument of record in Instrument No. _____Register's Office of Davidson County, Tennessee.

Witness my hand and official seal, this 8th day of June, 2004.

Notary Public

My Commission Expires: 7-23-05

(SEAL)

LINDA V. JONES
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076