RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

BOX 10-A

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,000.00

Affiant

Subscribed and sworn to before me, this 25th DAY OF June, 2004.

Notary Public

KATHY L. GAST NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Exp. 5/24/08

Davidson County DEEDWARR
Recvd: 07/01/04 11:54 2pgs
Fees:13.00 Taxes:547.60

20040701-0078411

B-CBB-04-1483

COMMISSION EXPIRES:
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Daniel Thompson	Charter One Mortgage Corp.	Map 117-12
1483 Clairmont Place	(NAME) 1215 Superior Avenue, 5th Floor	Parcel 134
(ADDRESS) Nashville, Tennessee 37215	(ADDRESS) Cleveland, OH 44114	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we VIOLA B. FORD, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto DANIEL THOMPSON, AND WIFE MARA THOMPSON, hereinafter called the Grantee(s), their heirs and assigns, that 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. 9, of the Block B on th plan of Galecrest No. 2, of record in Book 843, page 30, Register's Office fro said County, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to James W. Ford and wife, Viola B. Ford, by deed from Charles V. Bengle and wife, Margaret M. Bengle, dated July 22, 1952, of record in Book 2089, Page 333, Register's Office for Davidson County , Tennessee.

James W. Ford has since died vesting title soley in Viola B. Ford.

unimproved ( )
This is improved (X) property, known as 1483 Clairmont Place, Nashville, Tennessee 37215
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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 25th day of June, 2004.

Viola B Ford

Viola B. Ford

STATE OF Tennessee

COUNTY OF Davidson

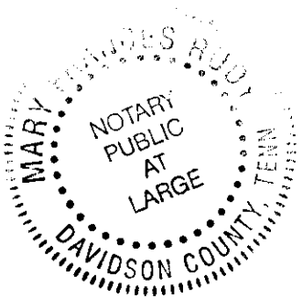
I, Mary Frances Rudd, a Notary Public, do hereby certify that Viola B. Ford, unmarried personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 25th day of June, 2004.

Mary Frances Rudd
Notary Public

My Commission Expires: 7-29-06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903