Return To
Executive Title, LLC
2520 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122

WARRANTY DEED

STATE OF Tennessee
COUNTY OF Wilson
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $179,500.00

Iris Horton
Affiant

Subscribed and Sworn to before me, this 16th DAY OF July 2004.

Rita B. Mitchell
Notary Public

MY COMMISSION EXPIRES: 6-17-07
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE
WILSON COUNTY TENN.

ET-04-5180

Davidson County DEEDWARR
Recvd: 07/26/04 14:13 2pgs
Fees:13.00 Taxes:564.15

20040726-0089139

THIS INSTRUMENT WAS PREPARED BY
MARY FRANCES RUDY, ATTORNEY AT LAW
2012 21st AVENUE SOUTH
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Iris Horton	Equifirst Corporation	
(NAME)	(NAME)	
3241 Lakeshore Drive	500 Forest Point Circle	054-13 39.00
(ADDRESS)	(ADDRESS)	
Old Hickory, Tennessee 37138	Charlotte, NC 28273	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantees and other good and valuable considerations, the receipt of which is hereby acknowledged, we ROSEMARY SIMPSON, UNMARRIED, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto IRIS HORTON, A MARRIED WOMAN, hereinafter called the Grantees, their Her heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

BEGINNING at a point in the center line of Lakeshore Drive, 838.2' East from the East margin of Old Hickory Boulevard, thence S 42 deg. 20' E, 26.6' to an iron pin, being the point of beginning of Denning Land (pin being in the S.E. margin of Lakeshore Drive); thence from said pin in the margin of Lakeshore Drive, S 38 deg. 24' E, 387.6' to an iron pin; thence S 36 deg. 58' W 28.7' to an iron pin in a fence; thence along said fence N 86 deg. 55' W, 135.5' to an iron pin at the intersection of another fence; thence following another fence N 31 deg. 52' W 246.2' to an iron pin; thence leaving fence N 24 deg. 05' W, 85.8' to an iron pin in the S.E. margin of Lakeshore Drive; thence N 67 deg. 25' E, 83.2' along Lakeshore Drive margin to an iron pin, being the point of beginning.

BEING the same property conveyed to Rosemary Simpson from Dallas Thomas and Barbara J. Thomas,of record at Instrument No. 200311040161863, dated October 31, 2003 and recorded November 4, 2003, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all restrictions or easements of record.

unimproved ( )
This is improved (X) property, known as 3241 Lakeshore Drive, Old Hickory, Tennessee 37138
(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, her 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, her 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 29th day of June, 2004.

Rosemary Simpson by
Fred J. Bell, attorney in fact

Rosemary Simpson

STATE OF TENNESSEE
COUNTY OF WILSON

On this the 16th day of July, 2004, before me personally appeared Fred T. Bell, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on behalf of Rosemary Simpson, and who acknowledged that such person executed the same as the free act and deed of the said Rosemary Simpson, by virtue of that Power of Attorney, duly executed by the said Rosemary Simpson and appearing of record in ~~Book xxxxxx, page xxxxxx~~, of the Register's Office of Davidson County, Tennessee. Inst. #20040726-0089138

Witness my hand and official seal at Mt. Juliet, Tennessee, this the 16th day of July, 2004.

My Commission Expires: 6-17-04
Notary Public

RITA B. MITCHELL
NOTARY PUBLIC AT LARGE
WILSON COUNTY, TENN.

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Mt. Juliet, TN 37122

MARY FRANCES RUDY