Box 5

STATE OF TENNESSEE)
COUNTY OF Davidson)

I hereby declare that the actual consideration for this transfer, or the true value of the property transferred, whichever is greater, is $235,000.00.

AFFIANT

Sworn to and subscribed before me this 30th day of August, 2004.

NOTARY PUBLIC

My commission expires:_____

J. WAYNE THOMAS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires SEPT. 24 2005

Map and Parcel No. 62-75.00

Address of New Owner:
Donald E. Ferguson
2612 Pennington Bend Road
Nashville, TN 37214

Send Tax Notices To:
Same

SPECIAL WARRANTY DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned, JP MORGAN CHASE BANK, as Trustee for the GSRPM MORGTAGE LOAN TRUST 2003-1, hereinafter referred to as Grantor, has bargained and sold, and by these presents does transfer and convey unto DONALD E. FERGUSON, hereinafter referred to as Grantee, his heirs and assigns forever, all of its right, title and interest in the following described real estate, situated in Davidson, Tennessee, to wit:

See legal description, Attachment "A" hereto, made a part hereof.

This is improved property, known as 2612 Pennington Bend Road, Nashville, TN 37214.

THIS CONVEYANCE IS SUBJECT TO easements and building setback lines of record at Book 421, page 140, in the Register's Office for Davidson County, Tennessee; and to the 2004 Davidson County property taxes, which are not yet due or payable and are being prorated.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to said GRANTEE, his heirs and assigns forever; and we do covenant with the said GRANTEE with respect to that Warranty of Title set out in Attachment "B" hereto and made a part hereof. Additional reservations from and exceptions to this conveyance and the Warranty of Title are also set out in Attachment "B" hereto and made a part hereof. The subject real property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Wherever used herein, the singular form shall include the plural, the plural the singular, and the use of any gender-specific pronoun shall be applicable to all genders.

IN WITNESS WHEREOF, the said JP MORGAN CHASE BANK, as Trustee for GSRPM MORGTAGE LOAN TRUST 2003-1 hereunto set its signature, this 30th day of August, 2004.

Davidson County DEEDWARR
Recvd: 09/14/04 08:27 2pgs
Fees:13.00 Taxes:869.50
20040914-0110556

JP MORGAN CHASE BANK, as Trustee for GSRPM MORGTAGE LOAN TRUST 2003-1, by its Attorney-in-Fact, WILSHIRE CREDIT CORP.

By: _____

Name & Title: Bryce Fendall, Authorized Signer

STATE OF Oregon)
COUNTY OF Washington)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bryce Fendall, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged such person to be Authorized Signer (or other such officer authorized to execute this instrument) of WILSHIRE CREDIT CORP, Attorney-in-Fact for JP MORGAN CHASE BANK, as Trustee for GSRPM MORGTAGE LOAN TRUST 2003-1, the within-named bargainor, a corporation, and that such Authorized Signer, or other officer, as such Bryce Fendall, executed the foregoing Special Warranty Deed for the purposes and considerations therein contained, by personally signing the name of WILSHIRE CREDIT CORP. as _____, and that said WILSHIRE CREDIT CORP. executed the foregoing in its capacity as Attorney-in-Fact for the within-named bargainor.

WITNESS my hand and official seal of office on this, the 3rd day of August, 2004.

OFFICIAL SEAL
ANN L SINGER
NOTARY PUBLIC-OREGON
COMMISSION NO. 359900
MY COMMISSION EXPIRES SEPTEMBER 13, 2006

My commission expires: _____

NOTARY PUBLIC

Attachment "A": Legal Description.

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit: Land in Davidson County, Tennessee, being parts of Lots Nos. 4 and 5 on the Plan of Robert Young Farm, as of record in Book 421, page 140, Register's Office for Davidson County, Tennessee, described according to a survey made by Raymond P. Smith, County Surveyor, March 23, 1966, as follows: Beginning at a railroad spike in the center of Pennington Bend Road, said railroad spike being south 74 degrees 53 minutes East 230 feet from the northeast corner of the M. C. McCauley Property, of record in Book 587, page 609, said Register's Office; thence south 11 degrees 00 minutes West 576 feet to an iron pin; thence south 77 degrees 23 minutes East 235 feet to an iron pin; thence north 11 degrees 00 minutes East 554 feet to the center of Pennington Bend Road; thence with the center of the same north 74 degrees 53 minutes West 235 feet to the beginning, containing 3.1 acres, more or less.

Being the same property conveyed to JP Morgan Chase Bank as Trustee for the GSRPM Mortgage Loan Trust 2003-1, by Substitute Trustee's Deed from Priority Trustee Services of TN, L.L.C., as Substitute Trustee, dated May 20, 2004, recorded June 18, 2004, of record in Instrument Number 200406180072245, Register's Office for Davidson County, Tennessee.

Attachment "B": Warranty of Title, Reservations and Exceptions.

Grantor covenants that it is seized and possessed of the said land and has a right to convey it, and warrants the title against the lawful claims of all persons claiming by, through, and under it, but not further otherwise.

The following reservations from and exceptions to this conveyance and the Warranty of Title made herein shall apply.

1. All easements, rights-of-way and prescriptive rights whether of record or not, pertaining to any portion(s) of the herein described property (hereinafter, the "Property");

2. All valid oil, gas and mineral rights, interests or leases, royalty reservations, mineral interest and transfers of interest of any character, in the oil, gas or minerals of record in any county in which any portion of the Property is located;

3. All restrictive covenants, terms, conditions, contracts, provisions, zoning ordinances and other items of record in any county in which any portion of the Property is located, pertaining to any portions(s) of the Property, but only to the extent that same are still in effect;

4. All presently recorded instruments (other than liens and conveyances by, through of under the Grantor) that affect the Property and any portion(s) thereof;

5. Ad valorem taxes, fees and assessments, if any, for the current year and all prior and subsequent years, the payment of which Grantee assumes (at time of transfer of title), and all subsequent assessments for this and all prior years due to change(s) in land usage (including, but not limited to, the presence or absence of improvements, if any, on the Property), ownership, or both, the payment of which Grantee assumes; and

6. Any conditions that would be revealed by a physical inspection and survey of the Property.

This Instrument Prepared By:
J. Wayne Thomas, Attorney at Law
RELS/Real Estate Loan Services of Tennessee, Inc.
1100 Kermit Drive, Suite 204
Nashville, TN 37217

When Recorded Return To:

RELS
1100 Kermit Drive, Suite 204
Nashville, TN 37217