WARRANTY DEED

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $225,000.00

Pamela J. Yates
Affiant

Subscribed and sworn to before me, this 24th DAY OF November, 2004.

Carol A. Clawson
Notary Public

NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

MY COMMISSION EXPIRES: 6-6-06
(AFFIX SEAL)

P-HHR-04-1116

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, Inc.
1896 General George Patton Dr., Ste. 200
FRANKLIN, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Bryant G. Tow	Mortgage Investors Group	
1116 Brookmeade Dr. (ADDRESS)	8320 E. Walker Springs Ln (NAME) (ADDRESS)	131-04-0-253.00
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	Knoxville, TN 37923 (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 RAYMOND N. WHITT AND WILLIAM H. WHITT AND GARY C. WHITT AND CAROLINE C. BORDEN, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto BRYANT G. TOW, 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:

Being Lot No. 15 on the Map of Duncanwood, as of record in Book 1424, page 139, Register's Office for said County.

Said Lot No. 15 fronts 78 feet on the north side of Brookmeade Drive and runs back between lines, 153.3 feet on the west line and 188.2 feet on the east line to a dead line in the rear on which it measures 127 feet.

Being the same property conveyed to Raymond F. Whitt, Jr. and wife, Charlotte N. Whitt, by deed from Barry L. McDonald and wife, Charlene H. McDonald, dated July 23, 1971 and filed of record in Book 4523, page 664, Register's Office for Davidson County, Tennessee. Raymond F. Whitt, Jr. died on August 8, 2001 leaving property solely vested in the name of Charlotte N. Whitt. Charlotte N. Whitt died on February 1, 2004 with a will probated in Davidson County, Tennessee as Probate No. 004P498. Property is equally vested in her four children, Raymond N. Whitt, Whlliam H. Whitt, Gary C. Whitt, and Caroline C. Borden.

This conveyance is subject to any and all existing easements and restrictions as shown of record.

Davidson County DEEDWARR
Recvd: 12/01/04 14:38 2pgs
Fees:13.00 Taxes:832.50
20041201-0143166

unimproved ( )
This is improved (X) property, known as 1116 Brookmeade Dr., 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 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 24th day of November, 2004.

Raymond N Whitt by Wm H Whitt
Raymond N. Whitt

Caroline C Borden by Wm H Whitt
Caroline C. Borden

Wm H Whitt
William H. Whitt

Gary C Whitt by Wm H Whitt
Gary C. Whitt

STATE OF Tennessee

COUNTY OF Davidson

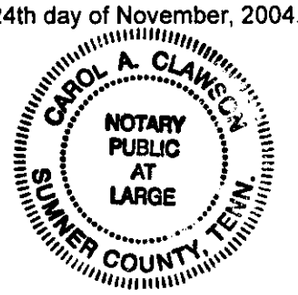
I, the undersigned authority, a Notary Public of the County and State first above written, do hereby certify that William H. Whitt personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 24th day of November, 2004.

Carol A. Clawson
Notary Public

My Commission Expires: 6-6-06

(SEAL)



STATE OF Tennessee

COUNTY OF Davidson

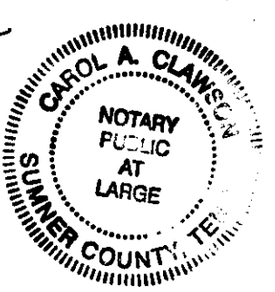
Before me, the undersigned, a Notary Public in and for said County and State, personally appeared William H. Whitt, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on behalf of Raymond N. Whitt and Gary C. Whitt and Caroline C. Borden and acknowledged that he/she executed the same as the free act and deed of the said Raymond N. Whitt and William H. Whitt and and Gary C. Whitt and Caroline C. Borden.

Witness my hand and official seal, this the 24th day of November, 2004.

Carol A Clawson
Notary Public

My Commission Expires: 6-6-06

(SEAL)



RETURN TO:

1896 General George Patton Drive
Franklin, TN 37067

615-599-9959