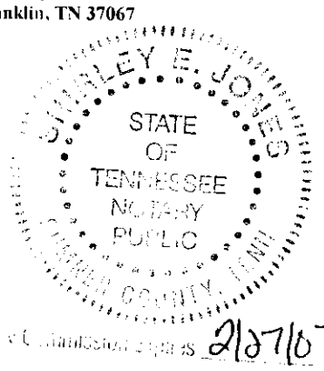
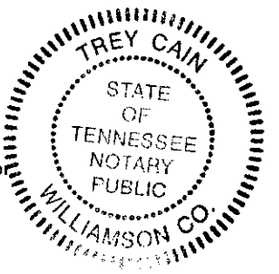
Prepared by:
Cain & Associates
501 Corporate Center Drive, Suite 280
Franklin, TN 37067



My commission expires 2/27/07

STATE OF TENNESSEE
COUNTY OF WILLIAMSON



The actual consideration or value, whichever is greater, for this transfer is $104,500.00

Affiant

Subscribed and sworn to before me, this 19th day of December 2005.

Notary Public
My commission expires: _____

Davidson County DEEDWARR
Recvd: 12/27/05 08:57 2 pgs
Fees:13.00 Taxes:386.65

20051227-0153406

Address of New Owner:	Send Tax Bills to:	Tax Information
Margie Anderson 2604 Jones Ave. Nashville TN 37207	New Owner	71-4/64

WARRANTY DEED

For and in consideration of the sum of ten dollars & no/100 ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, Ross Winchel and Jill B. Winchel, husband and wife, hereinafter referred to as Grantor(s), have bargained and sold, and do hereby transfer and convey to Margie Anderson, hereinafter called the Grantee(s) their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

LAND in Davidson County, Tennessee, being Lot No. 323, on the Plan of Joywood Heights, Section 2, as shown on plat of record in Plat Book 1130, page 92, in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Said Lot No. 323 fronts 60 feet on the west side of Jones Avenue and runs back between lines 193 feet on the North line and 192.8 feet on the south line, to a dead line on which it measures 60 feet.

Being the same property conveyed to Ross Winchel in Instrument 20050902-0105978 recorded 09/02/2005, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following: 1) Real estate taxes for the year 2006 and subsequent years; 2) All matters shown on Plat recorded in Book 1130, page 92, Register's Office for Davidson County, Tennessee.

I, Jill B. Winchel, hereby join in this instrument for the purpose of relinquishing any and all marital rights in and to said property which I may or might have as the spouse of Ross Winchel.

This property is improved property known as 2604 Jones Ave., Nashville, Tennessee 37207.

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. Grantors covenant with Grantee(s) that Grantor(s) are lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out. Grantor(s) do further covenant and bind themselves, their heirs, assigns and representatives, to warrant and forever defend the title to said land to said Grantee(s), their heirs and assigns, against the lawful claims of all persons whomsoever.

RETURN TO:
AMERICAN TITLE COMPANY
925 Industrial Drive
Old Hickory, TN 37138

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 hand this 19th day of December, 2005.

Ross Winchel

Jill B Winchel by Attorney in fact

Jill B. Winchel

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Ross Winchel, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 19th day of December, 2005.

Notary Public

TREY CAIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON CO.

My Commission expires: 6-27-09

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On November 2nd, 2005, before me personally appeared, Ross Winchel, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Jill B. Winchel, and who acknowledged that he executed the same as the free act and deed of Jill B. Winchel.

Witness my hand and official seal at Franklin, Tennessee, this 19th day of December, 2005.

Notary Public

TREY CAIN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON CO.

My commission expires: 6-27-09

FILE NO: CA 0133