WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY

ROCHELLE & CALLIS — ATTORNEYS AT LAW BOOK 5990 PAGE 183

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP- PARCEL NUMBERS
Deborah C. Campbell	Shearson/American Express Mortgage	Map- 162-9
(NAME)	(NAME)	
814 Apple Drive	P. O. Box 1201	Parcel - 35
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	San Bernardino, CA 92402	5DU 32326
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, RICHARD JAY SIMMS and wife, DEBRA ANN SIMMS,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO DEBORAH C. CAMPBELL, a single person,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Unit No. B, located on Lot No. 29, Phase I, on the Plan of Cedarwood Condominiums of record in Plat Book 5200, Page 304, Register's Office for Davidson County, Tennessee, to which plan reference is here made for a more complete description.

Being the same property conveyed to Richard Jay Simms and wife, Debra Ann Simms by deed of record in Book 5708, Page 389, Register's Office of Davidson County, Tennessee.

This conveyance is subject to the provisions and obligations contained in the Charter of Cedarwood Condominiums Association, Inc. of record in Book _____, Page _____, said Register's Office, and further to the Master Deed of record in Book 5707, Page 121, and the By-Laws of Cedarwood Condominiums Association, Inc. of record in Book 5707, Page 167, Register's Office for Davidson County, Tennessee, and all matters of public record affecting the premises.

As part of the consideration hereof Grantee hereby agrees to assume the indebtedness owing to Western Pacific Financial Corporation as evidenced by instrument of record in Book 5708, Page 392, Register's Office of Davidson County, Tennessee.

unimproved( )

This is improved (X) property, known as 814 Apple Drive, Nashville, Tennessee 37122.

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, their 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,successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, 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.

POSSESSION TO BE GIVEN January 1, 1983.

Witness our *hand* s *this* 31st *day of* December, 19 82.

Richard Jay Simms
RICHARD JAY SIMMS

Debra Ann Simms
DEBRA ANN SIMMS

STATE OF TENNESSEE)
COUNTY OF WILSON)

BOOK 539 PAGE 184

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named RICHARD JAY SIMMS and wife, DEBRA ANN SIMMS, the bargainor(s) x x x x x x x x x x with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 31 day of Dec., 1982.

Commission Expires: 6-12-85

Marilyn S. Pierce
Notary Public

STATE OF _____)
COUNTY OF _____)

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____, with whom I am personally acquainted and who upon (his oath, their several oaths) acknowledged (himself, Themselves) to be the _____ and _____ respectively of _____ the within named bargainor, a corporation, and that (he, they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

WITNESS my hand and official seal at office at _____ on this ___ day of _____, 19__.

My Commission Expires: _____

_____
Notary Public

WARRANTY DEED

FROM

RICHARD JAY SIMMS and wife,
DEBRA ANN SIMMS

TO

DEBORAH C. CAMPBELL,
a single person

H 25107

RUSH

IDENTIF. REFERENCE

JAN 7 3 03 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Rochelle & Callis
ATTORNEYS
LEBANON and MT. JULIET
TENNESSEE

STATE OF TENNESSEE)
COUNTY OF WILSON)

I, or We, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater is $ 34,397.68, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Deborah C. Campbell
Affiant

Subscribed and sworn to before me this the 31 day of Dec., 1982.

Marilyn S. Pierce
NOTARY PUBLIC

MY COMMISSION EXPIRES: 6-12-85

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 5990 PAGE 185

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			34997.03- CO	
			65.44 CO TX	
			.50 PRFEE	
			6.00 MOBND	
			CHECK	95.94-
			9506A01/07/83 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H25107.

IDENTIF. REFERENCE

JAN 7 3 03 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 920024