THIS INSTRUMENT PREPARED BY: **PERCY WILKINS, JR.** and **CHRISTY WILKINS IVEY,** Attorneys
2210 Crestmoor Road, Nashville, Tennessee 37215-0157

ADDRESS NEW OWNER:

Drakewood Ltd.
51 Lindsley Avenue
Nashville, TN 37210

Box 8

SEND TAX BILLS TO:

Dominion Bancshares Mortgage Corporation
9900 Main Street, Suite 200
Fairfax, Virginia 22031

MAP-PARCEL NUMBERS:

Part of 69-2-65

BOOK 6491 PAGE 960

WARRANTY DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, Robert B. Campbell and wife, Mary H. Campbell, hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto Drakewood Ltd., a Tennessee Limited Partnership, hereinafter called the Grantee, Grantee's heirs and assigns, a certain tract or parcel of land in DAVIDSON County, State of Tennessee, described as follows: To-Wit:

LAND in Davidson County, Tennessee, being Lot No. 3 on the plan of Robert Mallory Subdivision, of record in Book 6200, page 45, Register's Office for said County.

SAID Lot No. 3 fronts 120.29 feet on the northeasterly margin of Hydes Ferry Pike and extends back 132.40 feet on the northwesterly line and 128.47 feet on the southeasterly line to a dead line in the rear, measuring 122.80 feet thereon.

BEING the same property conveyed to Robert B. Campbell by Quitclaim Deed from Drakes Branch Associates, a General Partnership, composed of Robert R. Mallory, Robert B. Campbell and Stephen D. Anderson, of record in Book 6474, page 494, Register's Office for Davidson County, Tennessee.

The property herein conveyed is subject to restrictive covenants of record in Book 6319, page 160, Register's Office for Davidson County, Tennessee, and to the matters set forth in the above referenced plan of record.

This conveyance is made subject to a first mortgage deed of trust to Dominion Bancshares Mortgage Corporation, of record in Book 6474, page 501, Register's Office for Davidson County, Tennessee. It is understood and agreed that the escrow account in connection with the aforesaid deed of trust is hereby transferred to the said grantee.

This is (~~NR~~) improved property, known as 4328-4330 Hydes Ferry Pike, Nashville, Tennessee 37218.

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, Grantee's heirs or assigns, forever; and Grantor covenants with the said Grantee that Grantor is 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; and Grantor further covenants and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever. (As to a corporate or partnership party, the reference to "heirs" shall be deemed to read "successors".)

Witness the execution hereof this 28th day of December, 1984.

Robert B. Campbell

Robert B. Campbell

Mary H. Campbell

Mary H. Campbell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 28th day of December, 1984, before me personally appeared Robert B. Campbell and Mary H. Campbell, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

NOTARY PUBLIC AT LARGE

My Commission Expires: Nov 1, 1987

Christy Wilkins Ivey
Notary Public

STATE OF TENNESSEE
COUNTY OF _____

BOOK 6491 PAGE 961

Before me, the undersigned, of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged ____self to be the President (or other officer authorized to execute the instrument) of the _____ _____, the within named bargainor, a corporation, and that he as such _____, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by ____self as _____. Witness my hand and official seal, at office in _____, Tennessee, this _____ day of _____, 19___.

CHECK

_____
Notary Public

My Commission Expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $79,000.00.

Robert B. Campbell
Affiant

Subscribed and sworn to before me, this the 28th day of December, 19 84.

Christy Wilkins Ivey
Notary Public

My Commission Expires: Nov 1, 1987

PERCY WILKINS IVEY NOTARY PUBLIC DAVIDSON COUNTY, TN

FEB 13 2 29 PM '85

DAVIDSON COUNTY, TN

IDENTIFICATION REFERENCE

1028.87

dp

WARRANTY DEED

from:
ROBERT B. CAMPBELL ET UX

to:
DRAKEWOOD LTD.

PERCY WILKINS, JR.
and
CHRISTY WILKINS IVEY
Attorneys at Law
2210 Crestmoor Road
P.O. Box 150157
Nashville, Tennessee 37215-0157
(TN-23159)

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

RECEIVED OF _____

FOR _____ BOOK 6491 PAGE 962

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

79000.00- CAMT.
205.40 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 211.90-
0936A02/13/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

1 6 2 8 8 7

IDENTIF. REFERENCE

FEB 13 2 23 PM '85

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

No. 108333