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FORM NO. WD-1 BOX 10

STATE OF TENNESSEE }
COUNTY OF Williamson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 64,275.00

Stephen C. Fox and Tamra W. Campbell
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd DAY OF December, 1988.

Patricia Spicer Carden
Notary Public

MY COMMISSION EXPIRES 7/3/91
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 350, Brentwood, TN 37027

| ADDRESS NEW OWNER (S) AS FOLLOWS | SEND TAX BILLS TO /and Mortgagee is: | MAP-PARCEL NUMBERS |
|---|---|---|
| Stephen C. Fox et al (NAME) | Sovran Mortgage Corporation (NAME) | 05DU77473 |
| 490 Hickory Glade Drive (STREET ADDRESS OR ROUTE NUMBER) | 201 E. Cary Street (STREET ADDRESS) | 162-01-0-C |
| Antioch, TN 37013 (CITY) (STATE) (P O ZIP) | Richmond, VA 23219 (CITY) (STATE) (ZIP) | 078.00CO |

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, W. L. Bainbridge, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Stephen C. Fox and Tamra W. Campbell

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

A certain Planned Unit Development in Davidson County, Tennessee, being Unit No. 78 on the plan of Phase 2, Hickory Glade, of record in Book 6250, page 889 as amended in Book 6900, page 41, Register's Office for said County, to which Plan and Record thereof are incorporated herein and made a part hereof by reference.

Being part of the same property conveyed to W. L. Bainbridge, Inc. by deed from Roy E. Nelson and wife, Margaret L. Nelson of record in Book 6707, page 744 and by deed from H. L. Kieffer, unmarried, of record in Book 6707, page 753, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to Declaration of covenants, conditions, and restrictions of record in Book 6824, page 929 and re-recorded at Book 6898, page 896; Book 6824, page 952 and re-recorded at Book 6898, page 919; Book 6898, page 920 and Book 6957, page 473, all in the Register's Office for said County and to the matters set forth in the above referenced plan of record.

96994

IDENTIFICATION Dec 28 12 53 PM '88

unimproved ( )
This is improved (X) property, known as 490 Hickory Glade Drive, Antioch, TN 37013
(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 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 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

Witness my hand this 23rd day of December, 1988

W. L. Bainbridge, Inc.

BY: [signature]
W. L. Bainbridge, III, President

INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of _____

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Personally appeared before me, _____, a Notary Public of said county, _____

the within named bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that _____ executed the within instrument for the purpose therein contained.

WITNESS my hand, at office, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

CORPORATE ACKNOWLEDGEMENT

State of Tennessee

County of Williamson

Before me, the undersigned _____ of the state and county aforesaid, personally appeared W. L. Bainbridge, III _____, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the W. L. Bainbridge, Inc. _____, the within named bargainor, a corporation, and that he as such President _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as President _____.

WITNESS my hand and seal, at office in Brentwood, Tennessee _____ this 23rd day of December _____, 19 88 .

_____
NOTARY PUBLIC

My commission expires: 7-13-91

NOTARY PUBLIC LARGE SEAL WILLIAMSON COUNTY TENNESSEE

WARRANTY DEED

FROM

W. L. Bainbridge, Inc.

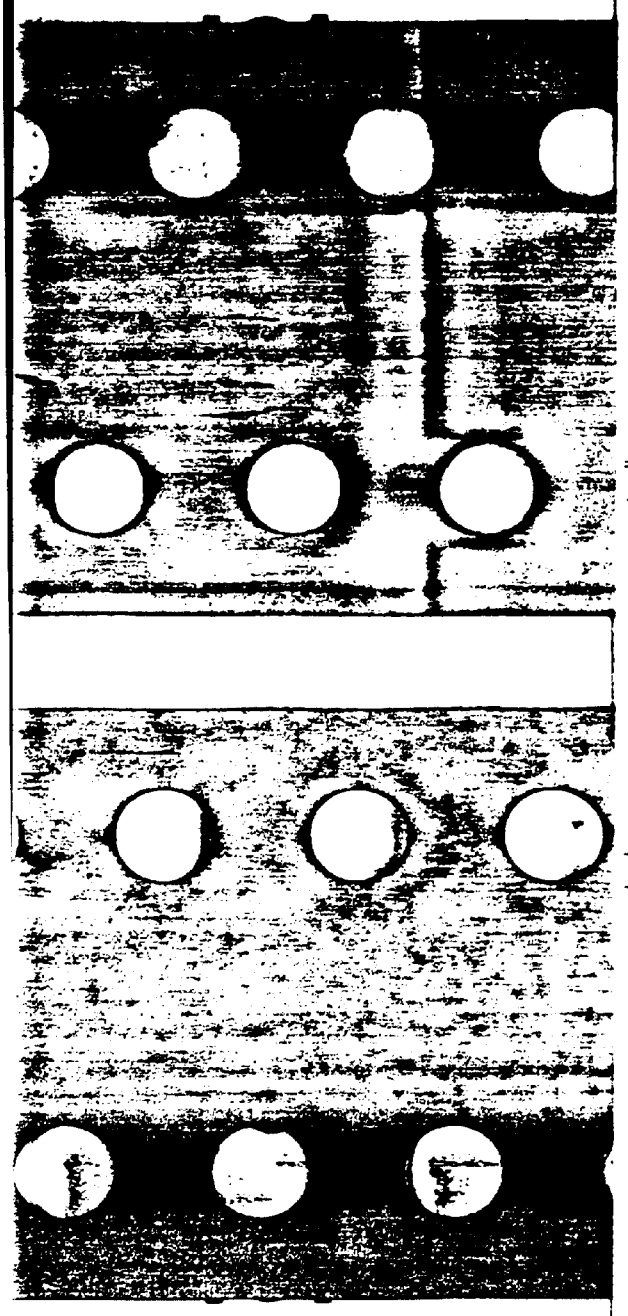
TO

Stephen C. Fox and

Tamra W. Campbell

1674 12/28 0101 03CHECK 218.69

PATRICIA SPICER CARDEN
Attorney at Law
101 Westpark Drive, Suite 350
Brentwood, Tennessee 37027



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

RECEIVED OF _____

FOR _____

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| | | |
|---|---|---|
| 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 |
|---|---|---|---|---|

CAMT 64275.00
CON TX 212.19
PRFEE 0.50
MFEE 6.00
TOTAL 218.69
CHECK 218.69

**RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK**

12/28/88 01 12:54 0001 1674

96994

DEC 28 12 54 PM '88

No. 167799