BOOK 10732 PG 804

File in Box No. 19 B

# WARRANTY DEED

STATE OF TENNESSEE #97-12-39-B
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 50,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
19th DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY**
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd., Suite 102, Brentwood, TN 37027

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| ALAN STEPHENSON | "NEW OWNERS" | MAP 110 |
| (NAME) | (NAME) | |
| 161 MASSMAN MANOR DRIVE | | PARCEL 191 |
| (ADDRESS) | (ADDRESS) | |
| NASHVILLE TN 37217 | | FB #04D-95027 |
| (CITY) (STATE) (ZIP) | (CITY) (STATE) (ZIP) | |

FOR AND 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, TERRY A. CAMPBELL AND WIFE, SUSAN REBECCA CAMPBELL

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO ALAN STEPHENSON AND WIFE, PATRICE STEPHENSON

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:

LAND in Davidson County, Tennessee, being Lot No. 2 on the Plan of Campbell and Heard Subdivision, of record in Book 8250, Page 606, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to Susan Rebecca Campbell, by Deed from Oscar Odum, of record in Book 4489, Page 636, Register's Office for Davidson County, Tennessee. Said property was further conveyed to Terry A. Campbell and wife, Susan Rebecca Campbell, by Quitclaim Deed, of record in Book 6143, Page 815, Register's Office for Davidson County, Tennessee. Being all of the same property conveyed to Terry A. Campbell and wife, Susan Rebecca Campbell, by Deed from Donna Heard, unmarried, of record in Book 10237, Page 433, Register's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been prorated and paid by the Grantor(s) herein.

unimproved (X)
This is improved ( ) property, known as Rt 6, Alvin Sperry Road, Mt. Juliet, TN 37122
(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 our hand s this 19th day of December 1997

TERRY A. CAMPBELL

SUSAN REBECCA CAMPBELL

DCTN3JW1

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named TERRY A. CAMPBELL AND WIFE, SUSAN REBECCA CAMPBELL

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 Brentwood, Tennessee, this 19th day of December 19 97.

Commission expires July 24, 1999

Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes 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 the _____ day of _____ 19_____.

My commission expires _____

Notary Public

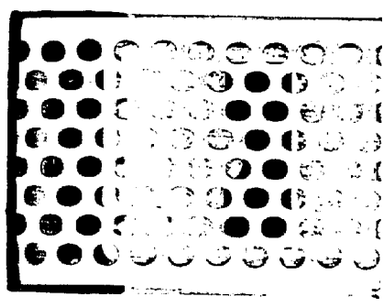
97 DEC 23 PM 2:06
REGISTER
DAVIDSON COUNTY, TN.

#303367

4142 12/23 0101 03CHECK 194.00



PCTN.1WC



# OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 10732 PG 806

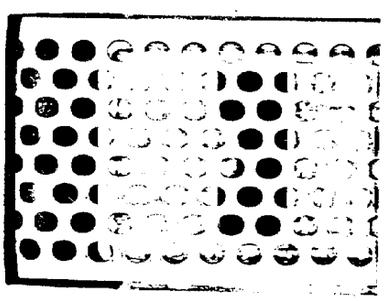
| | | |
|---|---|---|
| CO - CONVEYANCE | CC - CERTIFIED COPY | MISC - MISCELLANEOUS |
| MO - MORTGAGE | REL - RELEASE | CO TX - STATE TAX CONVEY |
| WD - WARRANTY DEED | UCC - UNIFORM COMMERCIAL CODE | MO TX - STATE TAX MORT |
| TD - TRUST DEED | | PRFEE - PROBATE FEE |

| DATE | SYMBOL | VALUATION | TAX AND FEES | TOTAL PAID |
|---|---|---|---|---|

| | |
|---|---|
| CAMT | 50000.00 |
| CON TX | 185.00 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 194.00 |
| CHECK | 194.00 |

12/23/97 01 14:07 0001 474

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



0383367
IDENTIFYING REFERENCE

97 DEC 23 PM 2:06
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 1235457