Davidson County DEEDWARR
Recvd: 09/07/00 14:18 2pgs
Fees:11.00 Taxes:347.80
20000907-0088647

[ADDRESS NEW OWNER:]	[SEND TAX BILLS TO:]	[MAP-PARCEL NO.] 26B
Julia Emma Campbell	America's Wholesale Lender	
4013 Buena Vista Pk.	4500 Park Granada	MAP:059-10
Nashville, TN, 37218	Calabasas, CQ 91302-1613	
		PARCEL:088.00

[This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont]
[Boulevard, Suite 115, Nashville, Tennessee 37205 00-08-10259]

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which are hereby acknowledged, I, **Alice L. Swett**, a widow (The "Grantor") has bargained and sold, and by these presents do transfer and convey unto, **Julia E. Campbell, unmarried,** (The "Grantee"), her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Haynes Estates, Section 1, as of record in Book 3700, page 127, Register's Office for said County.

Said Lot No. 21 fronts 77.0 feet on the westerly side of Buena Vista Pike and runs back between lines 147.19 feet on the northerly line and 149.68 feet on the southerly line to a line at the rear on which it measures 73.04 feet.

Being the same property conveyed to James L. Swett and wife, Alice L. Swett, by Warranty Deed from W.L. Bainbridge Company of record in Book 4221, page 88, Register's Office for Davidson County, Tennessee.

The said James L. Swett has since died on 4-29-1993 **and upon his death, title was vested in Alice J. Swett as the sole surviving tenant by the entirety.**

This description is the same as was used in the last deed of record.

This conveyance is subject to:

1. **Taxes for the year 2000 and subsequent years,**
2. **Plan of record in Plat Book 3700, page 127, Register's Office for Davidson County, Tennessee.**

This is improved property known as 4013 Buena Vista Pike. Nashville, Tennessee 37218.

[STATE OF TENNESSEE)]
[COUNTY OF DAVIDSON]
[ ]
[The actual consideration or value, whichever is greater for this]
[transfer is $94,000.00.]
[Julia E. Campbell]
[Affiant]
[Subscribed and sworn to before me this]
[25th day of August, 2000.]
[ ]
[Notary Public]
[My Commission Expires: 1-25-2003]

DONALD E. KNIFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

TO HAVE AND TO HOLD the said tract or parcel of land with the appurtenances, estate, title, and interests thereto belonging to the said Grantee, her heirs and assigns, forever.

And Grantor does covenant with the said Grantee that the Grantor is lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered except as set forth herein above.

And Grantor does further covenant and bind herself, her heirs and assigns, to warrant and forever defend the title to the Property to the said Grantee, her heirs and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has caused this Deed to be executed this 25th day of August, 2000.

Alice J. Swett

Alice J. Swett

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

On this 25th day of **August,** 2000, before me personally appeared **Alice J. Swett,**, to me known to be the persons who executed the foregoing instrument and acknowledged that **she** executed the same as **her** free act and deed

WITNESS my hand and official seal at Nashville, Tennessee, this 25th day of August, 2000.

Notary Public

My Commission Expires: 1-25-2003

DONALD E. RAFFEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN