THIS INSTRUMENT PREPARED BY:
CHERNAU, CHAFFIN & BURNSED, PLLC
424 Church Street, Suite 1750
Nashville, TN 37219

Davidson County DEEDWARR
Recvd: 08/31/01 15:48 3pgs
Fees:18.00 Taxes:71.60
20010831-0094920

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Tax Map: 082090, Parcel 08700

The actual consideration or value, whichever is greater, for this transfer is $19,350.00.

Affiant

Subscribed and sworn to before me this the 27th day of August, 2001.

My Commission Expires: 3/26/05

Notary Public

ADDRESS NEW OWNER(S) AS FOLLOWS:

Intown Properties, L.L.C.
(Name)
166 Hicks Road
(Street Address)
Nashville, TN 37221

SEND TAX BILLS TO:

SAME
(Name)

(Street Address)

W A R R A N T Y D E E D

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named "Grantee(s)", and other good and valuable consideration, the receipt and sufficiency all of which is hereby acknowledged, **ERNEST PAUL CAMPBELL, married**, hereinafter called the "Grantor(s)", has bargained and sold, and by these presents do transfer and convey unto **INTOWN PROPERTIES, L.L.C., a Tennessee limited liability company**, hereinafter called the "Grantee(s)", its successors and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

BEING unimproved properties known as: 1406 Fifth Avenue North
Nashville, 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 assumed by the Grantee(s) herein.

TO HAVE AND TO HOLD the said tract or parcel of land, together with the appurtenances, estate, title and interest thereto belonging to the said "Grantee(s)", its successors and/or assigns forever; and "Grantor(s)" do covenant with the said "Grantee(s)" that he 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(s)" does further covenant and bind himself, his heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee(s)", its successors and/or assigns, against the lawful claims of all persons whomsoever.

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(s)" does further covenant and bind himself, his heirs and/or assigns to warrant and forever defend the title to the said land to the said "Grantee(s)", its successors and/or assigns, against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the "Grantor(s)" has caused his name to be affixed hereto on this 28 day of August, 2001.

Ernest Paul Campbell
ERNEST PAUL CAMPBELL

Virginia Campbell, the spouse of Ernest Paul Campbell, join in this Warranty Deed for the purpose of conveying all of her legal, equitable and marital rights in and to the Property.

Virginia Campbell
VIRGINIA CAMPBELL

STATE OF FLORIDA)
COUNTY OF ALACHUA)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **ERNEST PAUL CAMPBELL**, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at GAINESVILLE, Florida, this 28 day of August, 2001.

SHERRI L. JONES
NOTARY PUBLIC
My Comm Exp. 12/13/2002
No. CC 796742
( ) Personally Known (X) Other I.D.

Sherri L. Jones
NOTARY PUBLIC

My Commission Expires: 12-13-2002

STATE OF FLORIDA)
COUNTY OF ALACHUA)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **VIRGINIA CAMPBELL**, the bargainor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at GAINESVILLE, Florida, this 28 day of August, 2001.

SHERRI L. JONES
NOTARY PUBLIC
My Comm Exp. 12/13/2002
No. CC 796742
( ) Personally Known (X) Other I.D.

Sherri L. Jones
NOTARY PUBLIC

My Commission Expires: 12-13-2002

EXHIBIT "A"

Tract I: (1406 Fifth Avenue, North, Nashville, TN)

A parcel of real property located at 1406 Fifth Avenue North in the 20th Council District of Nashville, Davidson County, Tennessee; being a portion of Lot 64 on the Plat of D.T. McGavock's First Addition as of record in Book 10, pages 606 to 609, Register's Office for Davidson County, Tennessee and being more particularly described as follows:

Commencing at the intersection of the Eastern right of way of Fifth Avenue North (formerly Sumner Street) and the Southern right of way of Van Buren Street; thence with the said right of way of Fifth Avenue North South 28 degrees 59 minutes 49 seconds East a distance of 109.88 feet to the TRUE POINT OF BEGINNING; thence North 63 degrees 23 minutes 54 seconds East a distance of 175.37 feet to a point in the right of way of an alley; thence with said alley right of way South 26 degrees 48 minutes 19 seconds West a distance of 37.00 feet to an iron rod at the common corner with Duane Mark Hudson as of record in Book 10747, page 247, Register's Office for Davidson County, Tennessee; thence with the common line with Hudson South 63 degrees 23 minutes 54 seconds West a distance of 173.96 feet to an iron rod in the right of way of Fifth Avenue North; thence with said right of way North 28 degrees 59 minutes 49 seconds West a distance of 37.03 feet to the TRUE POINT OF BEGINNING, containing 6462.61 square feet or 0.148 acres more or less.

Being the same property conveyed to Ernest Paul Campbell by deed of record in Book 7057, page 505, Register's Office of Davidson County, Tennessee.

J:WD2.ITP