WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF RUTHERFORD
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 204,700.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE
15th DAY OF April 2002

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

Davidson County DEEDWARR
Recvd: 04/23/02 14:05 2pgs
Fees:13.00 Taxes:387.39

20020423-0050065

LYNDA L. KING
Notary Public At Large
Commission Expires 6-20-2003

THIS INSTRUMENT WAS PREPARED BY

Bragg, Mansfield, & Stegall, 110 South Maple Street, Murfreesboro, TN 37130

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Nicholas L. Elovitz (NAME)	Mortgage Company of America (NAME)	MAP
8217 Coley Davis Road (ADDRESS)	2416 21st Avenue S., Ste. 202 (ADDRESS)	141-06-0-B-001.00
Nashville, TN 37221 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (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, Marilyn R. Valdez-Campbell and husband, Richard C. Campbell, Jr.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Nicholas L. Elovitz and wife, Jennie Tomlinson-Elovitz

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 Unit No. 101, of Poplar Ridge Condominimums, Horizontal Property Regime, created under Title 66, Section 27 101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 11322, page 931, amended in Book 11662, page 988, Book 11662, Page 993, Inst. #200002110014075, and Inst. #20000609057726, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Poplar Ridge Condominiums, as of record in Book 9700, page 829 and 830, said Register's Office, for a more complete indentification and description of such unit.

Being the same property conveyed to Marilyn R. Valdez-Campbell and husband Richard C. Campbell, Jr., by deed from Karl E. Hury, Jr., married, as shown of record as Instrument #20001127-0115788, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Restrictive Covenants of record in Book 11322, page 931; amended in Book 11662, page 988; Book 11662, page 993; Instrument #200002110014075; and Instrument #200006090057726; Register's Office for Williamson County, Tennessee.

This conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof.

CONTINUED

unimproved ( )
This is improved (X) property, known as 8217 Coley Davis Road, Nashville, TN 37221
(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 15th day of April 2002

Marilyn R. Valdez-Campbell

BY: Attorney-in-Fact

Richard C. Campbell, Jr.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ~~Marilyn R. Valdez-Campbell and husband~~, Richard C. Campbell, Jr.

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 Murfreesboro, Tennessee, this 15th day of April, 2002.

Commission expires:

LYNDA L. KING
Notary Public At Large
Commission Expires 6-29-2003

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 _____, _____.

My commission expires _____

Notary Public

STATE OF TENNESSEE)
ss.
COUNTY OF RUTHERFORD)

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Rich Campbell (a/k/a Richard C. Campbell, Jr.), with whom I am personally acquainted, and to me known to be the person who acknowledged the foregoing instrument of behalf of Marilyn R. Valdez-Campbell, and who acknowledged that he executed the same as the free act and deed of the said Marilyn R. Valdez-Campbell, and for the purposes therein contained by virtue of that certain Power of Attorney duly executed by the said Marilyn R. Valdez-Campbell, and being recorded simultaneously herewith, Register's Office for Davidson County, Tennessee.

Witness may hand and official seal at office in Murfreesboro, Tennessee, on this 15th day of April, 2002.

My Commission Expires:_____

Notary Public

LYNDA L. KING
Notary Public At Large
Commission Expires 6-29-2003

LEGAL DESCRIPTION CONTINUATION

This conveyance is also subject to any and all existing easements and restrictive covenants of record.