19-A

Davidson County DEEDWARR
Recvd: 05/02/02 08:45 2pgs
Fees:13.00 Taxes:1156.90

20020502-0053812

Prepared by: Lehman Land Title, Inc., 6 Cadillac Drive, Suite 190, Brentwood, Tennessee 37027

Seller: Richardson 101113
Order No.: 13699

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO: SAME
TODD J. CAMPBELL AND WIFE, MARGARET N. AKERS	
(Name)	(Name)
100 Hardings Wood Place	
(Street Address or Route Number)	(Street Address)
Nashville, Tennessee 37205	
(City) (State) (Zip)	(City) (State) (Zip)

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars and other good and valuable consideration paid to Roger K. Richardson and Michael R. Maultz as joint tenants with rights of survivorship (hereinafter referred to as Grantor, whether one or more) by TODD J. CAMPBELL AND WIFE, MARGARET N. AKKERS

(hereinafter referred to as Grantee, whether one or more), Grantors have this day bargained and sold, and does hereby transfer and convey unto the Grantee herein, his successors, heirs and assigns, certain real property in Davidson County, Tennessee, as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 19 on the Plan of Harding Woods Subdivision, as of record in Book 2900, Page 115, Register's Office for said county, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Roger K. Richardson, an unmarried person and Michael R. Maultz, an umarried person by deed from Benjamin Fisher and wife, Irene N. Fisher of record in Instrument Number 200010100100322, Register's Office for Davidson County, TN.

TAX PARCEL NO.: 129-4-20

Unimproved ( )
This is improved (x) property, known as 100 Hardings Wood Place
(House Number) (Street) (P.O. Address)

Nashville
(City or Town)

This conveyance is made and accepted subject to the lien for current taxes and other assessments and all valid and subsisting restrictions, reservations, conditions, limitations, encumbrances, covenants, exceptions and easements as may appear of record, if any, affecting the above described property.

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to the Grantees their successors, heirs and assigns forever we covenant that we are lawfully seized and possessed of said real estate in **fee simple**, have a good right to convey it, and that the same is unencumbered.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantees, their successors, heirs and assigns, against the lawful claims of all persons.

The singular number shall include the plural, the plural the singular, and use of any gender shall be applicable to all genders.

Witness my/our hand(s) this 30th day of April, 20 02, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Roger K Richardson
Roger K. Richardson

Michael R. Maultz

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, Roger K. Richardson, a Notary Public in and for said County and State, Roger K. Richardson, the within named bargainor, with whom I am personally acquainted (or proven 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 Office Suites Plus Brentwood, TN, this 24th day of December, 2001.

Viola V. Fitzgerald
Notary Public

My Commission Expires: June 25, 2005

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, Michael R. Maultz, a Notary Public in and for said County and State, Michael R. Maultz, the within named bargainor, with whom I am personally acquainted (or proven 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 Office Suites Plus, Brentwood, TN, this 24th day of December, 2001.

Viola V. Fitzgerald
Notary Public

My Commission Expires: June 25, 2005

I hereby swear or affirm that the actual consideration for this transfer of property or interest in property is $ 312,675.00 which amount is equal to or greater than that which the property or interest would command at a fair or voluntary sale.

Karla H. Rue

STATE OF TENNESSEE

COUNTY OF DAVIDSON

SWORN TO AND SUBSCRIBED TO BEFORE ME this the 30th day of April 2002.

Sherie D. Rue
Notary Public

My Commission Expires:
(Affix Seal)