STATE OF TENNESSEE

COUNTY OF Davidson }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 97,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12TH DAY OF July, 2002

Notary Public

MY COMMISSION EXPIRES _____

CAROLYN BARKER NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENN.

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Charles E. Osborne, Jr. (NAME)	Columbia National Incorporated (NAME)	73-5-116
2300 Shadow Lane (STREET ADDRESS OR ROUTE NUMBER)	P.O. Box 3050 (STREET ADDRESS)	Davidson County DEEDWARR Recvd: 07/25/02 10:37 2pgs Fees:13.00 Taxes:360.75
Nashville, Tennessee 37216 (CITY) (STATE) (P.O. ZIP)	Columbia, MD 21045-6050 (CITY)(STATE) (ZIP)	20020725-0089265

FOR AND IN 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, Shirley J. Campbell, a single woman, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles E. Osborne, Jr., 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. 29, on the plan of Riverwood Heights Subdivision, as shown on plat of record in Plat Book 1835, Page 42, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Beginning on the southerly margin of Shadow Lane at the corner of Lots Nos. 28 and 29, thence with the line between said two lots southwardly 144.5 feet to the northerly line of Lot No. 30; thence with said line westwardly 103.17 feet to the easterly margin of Riverwood Circle; thence with said Circle northwardly 73.92 feet to the beginning of a curve; thence around said curve with a radius of 30 feet northeastwardly 47.12 feet to the southerly margin of Shadow Lane; thence with said Lane eastwardly 125.93 feet to the beginning.

Being the same property conveyed to Shirley J. Campbell, a single woman, by Deed of Record in Book 11096, Page 93, Register's Office for Davidson County, Tennessee.

Subject to any and all plats, easements, restrictions, and other matters of record.
The above legal description is the same as that contained in the previous deed of record.

unimproved ( )

This is improved (XX) property, known as 2300 Shadow Lane, Nashville, TN 37216.

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. Whenever 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 my/our hand(s) this ~~12th~~ 11 SC day of July, 2002.

Shirley J. Campbell

_____

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 Shirley J. Campbell, a single woman, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal, this 12th day of July, 2002.

Commission expires SB 11

SHEILA K. BELL
Notary Public, State of Texas
My Commission Expires
APRIL 28, 2005

Sheila K. Bell
Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____, _____ (title) for _____ (corporation), with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the _____ (title) of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of July, 2002.

My Commission Expires:_____ _____

Notary Public

STATE OF TENNESSEE

COUNTY OF Davidson }

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named _____ , attorney-in-fact for _____ , with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained, and who further acknowledged that _____ is the attorney-in-fact of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 12th day of July, 2002.

My Commission Expires:_____ _____

Notary Public

Prepared by & Return to

Smith.Sholar.Associates.PLLC.
P.O. Box 663
Gallatin, TN 37066
(615) 452-5282