*State of Tennessee*
*County of Davidson*

The actual consideration or value, whichever is greater, for this transfer is $123,900.00

Subscribed and sworn to before me, this 26th day of December, 2002.

CATHERINE C. BIRMINGHAM NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Affiant

Notary Public

Commission Expires/ Notary Expiration

My Commission Expires JULY 30, 2005

Davidson County DEEDWARR
Recvd: 12/30/02 10:40 2pgs
Fees:13.00 Taxes:458.43
20021230-0161707

# *Warranty Deed*

*Prepared by*

**First National Financial**
**Title Services, Inc.**
15 Century Boulevard, Suite 101
Nashville TN 37214

**File No. N11502**

| NAME & ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: |
|---|---|
| **John Wilbur Gooch, unmarried**<br>**3725 Westport Drive**<br>**Nashville, Tennessee 37218**<br>MAP & PARCEL NO. **049-00-0/021.00** | **Ivanhoe Financial, Inc.**<br>**604 Courtland Street, Ste. 320**<br>**Orlando, FL 32804** |

For and in consideration of the sum of TEN DOLLARS, cash in hand paid by the hereinafter named grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged,

**Hurley V. Campbell and wife, Gennie Campbell**

Hereinafter called Grantor(s), have bargained and sold, and by these presents do hereby transfer and convey unto

**John Wilbur Gooch, unmarried**

Hereinafter called grantee(s), their heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto, located in **Davidson** County, State of Tennessee, more particularly described as follows:

**Beginning at a point in the southerly margin of Westport Drive at the northeast corner of the property conveyed to Harold Glen Perry and wife, by deed from Maurice Moore and wife as of record in Book 3308, Page 445, Register's Office for Davidson County, Tennessee; thence with said Perry's easterly line South 7 deg. West 452 feet to said Perry's southeast corner; thence South 89 deg. East 151 feet to a point; thence North 7 deg. East 455 feet, more or less, to the southerly margin of said Drive; thence with the southerly margin of said Drive, South 89 deg. 53' West 151 feet to the beginning.**

**Being the same property conveyed unto Hurley V. Campbell, Unmarried by Warranty Deed from Betty Goolsbey Lawless, Unmarried, dated February 28, 2001, recorded March 2, 2001, in Instrument No. 200103020019834, of the Register's Office for Davidson County, Tennessee.**

THIS IS IMPROVED PROPERTY KNOWN AS: **3725 Westport Drive, Nashville, Tennessee 37218.**

To have and to hold the said tract or parcel of land, with the appurtenance, 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 my hand this **December 26, 2002**.

**Hurley V. Campbell**, Grantor

**Gennie Campbell**, Grantor

***State of Tennessee***
***County of Davidson***

On this 26th day of December, 2002, before me personally appeared **Hurley V. Campbell and Wife, Gennie Campbell**, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

CATHERINE C. BIRMINGHAM NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

Witness my hand and official seal.

My Commission Expires JULY 30, 2005

My Commission Expires: Notary Expiration

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared , with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged him/herself to be the of , the within named bargainor and corporation and who, being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office on this the day of , 2000.

My Commission Expires:

Notary Public

***Warranty Deed***