PREPARED BY (AND RETURN TO):

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W & I Ref:(ST) Title No: 44524
Dav. Co. File: Box 8

Davidson County DEEDWARR
Recvd: 05/15/03 09:48 2pgs
Fees:13.00 Taxes:1572.50
20030515-0066342

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Candace J. Campbell 101 Lexington Court Nashville, Tennessee 37215	Same

TAX MAP-PARCEL NUMBERS: 162-06-154

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$425,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Sarah Hendrix Avery, Successor Trustee of the Hendrix Joint Revocable Living Trust Agreement U/A/D November 27, 2000, hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Candace J. Campbell** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, Tennessee, being Lot No. 22 on the plan of Lexington Green, Phase 2, of record in Book 6900, page 798, said Register's Office.

Said Lot No. 22, which is a corner lot fronts 47.04 feet on the easterly margin of Wallace Road and fronts 157.70 feet on the northerly margin of Lexington Court, said frontages being joined by a curve having a length of 39.27 feet, and extends back 98.22 feet on the northerly line to a point of intersection.

Being the same property conveyed to Barbara C. Hendrix by deed from William L. Schrauben and spouse, Grace Schrauben of record in Book 9636, page 377, said Register's Office. By Quitclaim Deed of record in Doc. No. 20001206-0120190, said Register's Office, Barbara C. Hendrix conveyed subject property to James H. Hendrix and wife, Barbara C. Hendrix, Trustees and any Successor Trustees, thereto, U/A/D Nov. 27, 2000of the Hendrix Joint Revocable Living Trust Agreement.

Description Reference: The description is the same as that used in the last deed prior to this transaction.

This conveyance is subject to: Taxes for 2003, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 6900, Page 798, said Register's Office, which Plan shows a 20 foot minimum building setback line from Wallace Road, and 15 foot minimum building setback line from Lexington Court and a 5 foot minimum building setback line from side lot line, a public utility and drainage easement on the southwesterly front corner, a 15 foot electric easement along the westerly lot line, and 10 foot landscape easement on the westerly lot line, a 15 foot public utility and drainage easement from Lexington Court. The Declaration of Covenants, Conditions and Restrictions of record in Book 7700, page 476, said Register's Office, which sets forth assessments, liens and other matters, to which Declaration reference is hereby made for more particulars.

This is improved property, known as: 101 Lexington Court, Nashville, Tennessee 37215

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised 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.

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

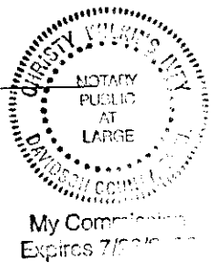
WITNESS THE EXECUTION HEREOF this 12th day of May, 2003.

Sarah Hendrix Avery, Successor Trustee of the
Hendrix Joint Revocable Living Trust Agreement
dated November 27, 2000

State of TENNESSEE
County of DAVIDSON

On this 12th day of May, 2003 , before me the undersigned authority, personally appeared Sarah Hendrix Avery, Successor Trustee of the Hendrix Joint Revocable Living Trust Agreement dated November 27, 2000 , to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

My Commission Expires: _____



My Commission Expires 7/

Notary

State of TENNESSEE
County of DAVIDSON

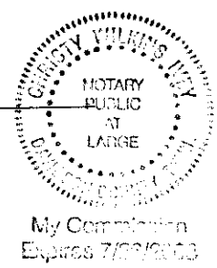
AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is $425,000.00

Affiant

Sworn and subscribed before me this the 12th day of May, 2003

My Commission Expires: _____



My Commission Expires 7/03/2003

Notary Public