WARRANTY DEED

G-CBB-03-0827

STATE OF Tennessee
COUNTY OF Davdison
THE ACTUAL CONSIDERSATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $148,000.00

Carrie Bruce
Affiant

Subscribed and sworn to before me, this 28th DAY OF July, 2003

Notary Public

LAURA SHOUN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

MY COMMISSION EXPIRES: 5/30/04

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY:
RUDY TITLE & ESCROW, LLC
2012 21st Avenue South
NASHVILLE, TENNESSEE 37212

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen A. Hedden	Union Planters Bank	
827 Battlefield Drive (ADDRESS)	(NAME) 2019 Richard Jones Road, Suite 300	118.06-A-6.00
Nashville, Tennessee 37204 (CITY) (STATE) (ZIP)	(ADDRESS) Nashville, TN 37215 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we B. ARLENE HEWITT, UNMARRIED, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto STEPHEN A. HEDDEN, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVDISON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit Number 827 on the Plat of Campbell Grove Condominiums, which is a resubdivision of Lots 1, 2, 3, and 4, Battlefield Estates, Sec.2, Unit Number 827 on the said Plat and is more particularly described in the Master Deed as of record in Book 6400, Page 323, Register's Office, for Davidson County, Tennessee, and is shown specifically on the Final Plan which is attached as Exhibit "A" to the First Amendment to the Master Deed of Campbell Grove Condominiums as of record in Book 6553, page 486-489, Register's Office for said County.

Being the same property conveyed to B. Arlene Hewitt, unmarried by Warranty Deed dated January 7, 1997 and filed for record January 8, 1997 in Book 10314, Page 880 Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements and restrictions as shown of record including those of record in Master Deed Book 6553, Page 486-489 Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 827 Battlefield Drive, Nashville, Tennessee 37204
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) 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 GRANTEE(S), 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/our hand(s) this 28th day of July, 2003.
B. Arlene Hewitt By Robin Moore attorney-in-fact

B. Arlene Hewitt by Robin Moore,
attorney-in-fact

Davidson County DEEDWARR
Recvd: 08/06/03 16:04 2pgs
Fees:13.00 Taxes:547.60

20030806-0112144

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 28 day of July, 2003, before me personally appeared Robin Moore to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of B. Arlene Hewitt and who acknowledged that he/she executed the same as the free act and deed of the said B. Arlene Hewitt by virtue of that Power of Attorney, duly executed by the said B. Arlene Hewitt on July 15, 2003 and recorded concurrently herewith in Instrument No. _____ or Book _____, Page _____, Register's Office for Davidson County, Tennessee.

Witness my hand and official seal at Nashville, Tennessee this 28th day of July, 2003.

NOTARY PUBLIC

My Commission Expires: 5/3/04

LAURA SHOUN
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903