Davidson County DEEDWARR
Recvd: 04/19/04 15:30 2pgs
Fees:13.00 Taxes:497.65

20040419-0044281

WARRANTY DEED

G-RE-04-0225

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $134,500.00

Affiant

Subscribed and sworn to before me, this 14th DAY OF April, 2004.

Notary Public

MY COMMISSION EXPIRES: 2-9-06
(AFFIX SEAL)

NOTARY PUBLIC AT LARGE

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
Shane E. Lamb	Wells Fargo	
225 Blue Hills Drive (ADDRESS)	4456 Corporation Lane (NAME) (ADDRESS)	95-7-11
Nashville, Tennessee 37214 (CITY) (STATE) (ZIP)	Virginia Beach, VA 23462 (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 CHRISTOPHER P. CAMPBELL, AND WIFE MARIE C. CAMPBELL, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto SHANE E. LAMB AND LISA A. BRIGGS, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, hereinafter called the Grantee(s), their heirs and assigns, that 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. 167 on the Plan of Merry Oaks, of record in Plat Book 1835, pages 67-68, Register's Office for said County, described as follows:

BEGINNING at a point in the northerly margin of Fairway Drive, at the common corner of Lots 167 and 168; thence with the margin of said Drive, westerly 42 feet to a concrete monument; thence continuing with the margin of the same westerly 61.3 feet to a concrete monument at the beginning of a curve; thence around said curve northwesterly 76.4 feet to a concrete monument in the easterly margin of Blue Hills Drive; thence with the margin of said Blue Hills Drive, northerly 64.4 feet to the corner of Lots Nos. 166 and 167; thence with the line between said Lots: easterly 171.6 feet to a concrete monument in the westerly line of Lot No. 168; thence with the line between Lots 167 and 168; southerly 136 feet to the beginning.

Being the same property conveyed to Christopher P. Campbell and wife, Marie C. Campbell by Deed from Freidia A. Cobb, unmarried dated on May 31, 1991 and filed for record on June 3, 1991 in Book 8364, Page 181, Register's office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 225 Blue Hills Drive, Nashville, Tennessee 37214
(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 14th day of April, 2004.

Christopher P. Campbell

Marie C. Campbell

STATE OF Tennessee
COUNTY OF Davidson

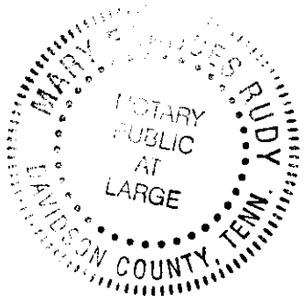
Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Christopher P. Campbell and Marie C. Campbell, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the pruposes therein contained.

Witness my hand and official seal, this the 14th day of April, 2004.

Mary Frances Rudy
Notary Public

My Commission Expires: 7-29-06

(SEAL)



RETURN TO:

2012 21st Avenue South
Nashville, TN 37212

615.383.2903