Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

RECORD AND RETURN TO:
Mitchell A. Watts, Attorney
2400 Crestmoor Road #102
Nashville, TN 37215

File #04-1155

Davidson County DEEDWARR
Recvd: 05/05/04 11:37 2pgs
Fees:13.00 Taxes:555.00
20040505-0051298

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Todd F. Hughes*, hereinafter called the Grantor, has bargained and sold, and by these presents does hereby transfer and convey unto Phil Ciampa*, 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:

*unmarried

Being Unit No. 115 as shown on the plat of Versailles apartments of record in Plat Book 5050, page 80, Register's Office for Davidson County, Tennessee, which is a condominium plat, and to which reference is hereby made for a more complete description.

Being the same property conveyed to Todd F. Hughes by deed dated March 31, 1998 from Mary J. Presley, unmarried of record in Book 10866, page 490, Register's Office for Davidson County, Tennessee.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

This is improved property, known as: 3000 Hillsboro Pike #115, Nashville TN 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 covenant with the said Grantee that Grantor is lawfully seized and possessed of said of said land in fee simple, has 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. 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 THE EXECUTION HEREOF this 3rd day of May, 2004

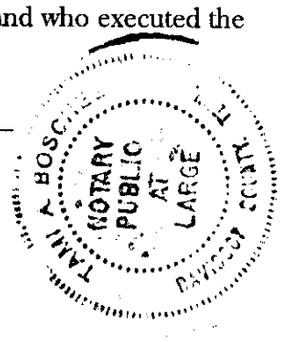
Todd F. Hughes

State of Tennessee)
County of Davidson)

On this 3rd day of May, 2004, before me the undersigned, a Notary Public in and for said County and State, personally appeared before me the within named Todd F. Hughes, the bargainor(s), 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.

Notary Public

My Commission Expires: 3/25/2006



State of Tennessee)
County of Davidson)

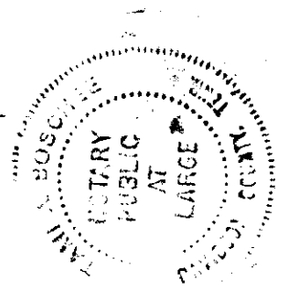
The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 150,000.00.

Affiant

Sworn and subscribed before me on this the 3rd day of May, 2004.

Notary Public

My Commission Expires: 3/25/2006



NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:	TAX MAP-PARCEL #:
Phil Ciampa 3000 Hillsboro Pike #115 Nashville, TN 37215	SunTrust Mortgage, Inc. 201 4th Avenue, N./7th Floor Nashville, TN 37219	117-3-A-115CO