File #200450179

Davidson County DEEDWARR
Recvd: 05/14/04 10:13 2pgs
Fees:13.00 Taxes:554.63
20040514-0056682

LINDA V. JONES NOTARY PUBLIC AT LARGE WILSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 149,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13th day of May, 2004.

Notary Public

MY COMMISSION EXPIRES: 7-23-05

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
David C. Hull and wife, Tara D. Hull	Chase Manhattan Mortgage Corporation	Map 39
(NAME)	(NAME)	
5130 Clarksville Pike	P.O. Box 572405	Parcel 084.00
(ADDRESS)	(ADDRESS)	
Whites Creek TN 37189	Murray Utah 84157	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of TEN dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **EVERTON CAMPBELL, A MARRIED MAN,** hereinafter called the GRANTOR, has bargained and sold, and by these presents does transfer and convey unto **DAVID C. HULL AND WIFE, TARA D. HULL**, hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land situated in Davidson County, Tennessee and being more particularly described as follows:

Being a tract of land on the northeasterly margin of Clarksville Pike, and being all of the property described in Deed Book 6265, Page 905, Register's Office, Davidson County, Tennessee, and further described according to a Mortgage Loan Inspection by Campbell, McRae, and Assoc. Surveying, Inc., 2424 21st Ave. So., Suite 201, Nashville, Tennessee 37212 License No. 1673, dated 4/28/94, as follows: Beginning at a point in the northeasterly margin of Clarksville Pike, said point being southwesterly corner of Dan Tarpey of record in Deed Book 5763, Page 740, said Register's Office and being the southerly corner of the herein described tract; thence, North 43 deg. East 210.3 feet to a point; thence, North 50 deg. West 105 feet to a point; thence South 43 deg. West 210.3 feet to a point in the northeasterly margin of Clarksville Pike; thence along said margin South 50 deg. East 105 feet to the Point of Beginning.

Being the same property conveyed to Everton Campbell, a married man by Special Warranty Deed dated August 12, 2002 of record in Instrument No. 20020816-0099504, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: NONE

Subject property is investment property and is not now nor has it ever been the principal residence of the Grantor.

Unimproved ( )
This is improved (X) property, known as 5130 Clarksville Pike, Whites Creek, TN 37189
(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 GRANTEES, their heirs and assigns forever; and Grantors covenant with the said GRANTEES that he is 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantor further covenants and binds himself, his heirs and assigns, 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 our hands this 13th day of May, 2004.

Everton Campbell

STATE OF Tennessee

COUNTY OF Davidson

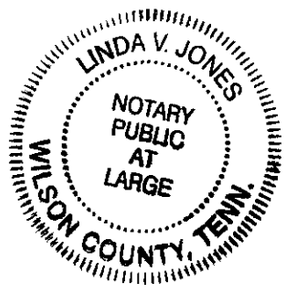
Before me, the undersigned Notary Public, personally appeared Everton Campbell, a married man who is known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 13th day of May, 2004.

Notary Public

My Commission Expires: 7-23-05

(SEAL)



Mail After Recording To:
David W. Kious
Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076