PREPARED BY (AND RETURN TO):

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Davidson County DEEDWARR
Recvd: 11/30/04 15:32 2pgs
Fees:13.00 Taxes:769.60
20041130-0142537

W & I Ref:(_____) Title No: 45999
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Richard R. Campbell Martha Anne Campbell 8628 Sawyer Brown Rd. Nashville, Tennessee 37221	SAME

TAX MAP-PARCEL NUMBERS: 142-13-C-129

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of **$208,000.00** , cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **John P. Campbell and spouse, Rita M. Campbell**, hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and convey unto **Richard R. Campbell and spouse, Martha Anne 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:**

A Condominium Apartment in Davidson County, Tennessee, being Unit 8628 together with the carport designated as 8628-C of River Plantation, Section XI-Phase 3, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan Master Deed of record in Book 9700, pages 835 and 836, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being the same property conveyed to John P . Campbell and wife, Rita M. Campbell by deed from Douglas Jay Moore, Trustee of the Family Trust of Douglas J. Moore of record in Doc. No. 20030717-0100435, Register's Office for Davidson County, Tennessee.

Description Reference: Described from information contained in recorded condominium documents.

This conveyance is subject to: Taxes for 2005, and subsequent years; The Plan, with Owner's Certificate, of record in Plat Book 9700, Page 835 and 836, said Register's Office, which Plan shows minimum building set back lines and easements and to which Plan reference is hereby made for a more complete description.: The provisions of the condominium Master Deed of record in Book 10628, page 661, Book 10628, page 677, Book 11332 page 184, said Register's Office, which submits said property to a Horizontal Property Regime pursuant to the provisions of the Tennessee Horizontal Property Act and sets forth restrictions, assessments, liens and other matters. Subject to the flow of the Harpeth River, Said property lies with a 100 year flood plain boundary.

This is improved property, known as: 8628 Sawyer Brown, Nashville, Tennessee 37221

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 29th day of November, 2004.

John P. Campbell

Rita M. Campbell

State of TENNESSEE

County of DAVIDSON

On this 29th day of November, 2004 , before me the undersigned authority, personally appeared John P. Campbell Rita M. Campbell , 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:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

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 $208,000.00

Affiant

Sworn and subscribed before me this the 29th day of November, 2004

My Commission Expires:

CHRISTY W. IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 21, 2007

Notary Public