Davidson County DEEDWARR
Recvd: 08/22/05 14:21 2 pgs
Fees:13.00 Taxes:1258.00

20050822-0099878

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 340,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 8TH DAY OF AUGUST, 2005.

NOTARY PUBLIC

MY COMMISSION EXPIRES

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE MAY 14, 2008 WILLIAMSON COUNTY, TN

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5120 VIRGINIA WAY, C-22, BRENTWOOD, TN 37027
file # 05-00957

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Camp Properties, LLC	4525 Harding Rd.	MAP:
1305 Belmont Park Court	Ste 200	Parcel:131-11 19.00
Nashville, TN	Nashville, TN 37205	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

JENNIFER C. ALBRECHT, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO:

CAMP PROPERTIES, LLC

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is property known as 1305 Belmont Park Court, Nashville, TN

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, its successors and assigns, forever; and the Grantor does covenant with the said Grantee that it is lawfully seized and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, except for the security interest held by Grantee; and the Grantor does further covenant and bind itself, its successors and assigns to warrant and forever defend the title to the said land to the said Grantee, its successors 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 hand on the 8th day of August, 2005.

Jennifer C. Albrecht

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named, JENNIFER C. ALBRECHT, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 8th day of August, 2005.

Notary Public

My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE MAY 14, 2008 WILLIAMSON COUNTY, TN

EXHIBIT A - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 50, ON THE PLAN OF SEVEN HILLS, SECTION 1, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2133, PAGE 81 AND 82, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED BY QUITCLAIM DEED FROM JENNIFER CARTER ALBRECHT AND MARIETTA PARIS TO JENNIFER C. ALBRECHT AS RECORDED ON THE 6TH DAY OF NOVEMBER 1998 IN BOOK 11193, PAGE 993 ; QUITCLAIM DEED FROM JENNIFER CARTER ALBRECHT TO ELIZABETH J. SMITH, TRUSTEE AS RECORDED ON THE 16TH DAY OF DECEMBER, 1994 IN BOOK 9547, PAGE 964; QUITCLAIM DEED FROM ERIC B. ALBRECHT TO JENNIFER CARTER ALBRECHT AS RECORDED ON THE 18TH DAY OF NOVEMBER, 1994 IN BOOK 9524, PAGE 535 AND WARRANTY DEED FROM SUSAN EMERY MCGANNON, AN UNMARRIED PERSON TO ERIC B. ALBRECHT AND WIFE, JENNIFER C. ALBRECHT AS RECORDED ON THE 16TH DAY OF NOVEMBER, 1992, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS conveyance is subject to any and all zoning regulation, building restriction and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes, for the current year which if prorated have been assumed by the Grantee(s) herein.