THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** **FTEC File No. 24982-12-2005** **Record & Return To:** **First Title and Escrow Company, Inc.** File Box 9B	STATE OF TENNESSEE, COUNTY OF DAVIDSON: The actual consideration or value, whichever is greater, for this transfer is: $42,400.00. B.B. Doubleday Jr. Affiant Subscribed and sworn to before me this 30th day of December, 2005. Notary Public My Commission Expires:

WARRANTY DEED

Address New Owner: B. B. Doubleday, Jr. 216 - 15th Avenue North Nashville, TN 37203	**Send Tax Bills To:** New Owner	**Tax Information:** Map No.094-01-0 Parcel No. 241.00

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Otis Campbell, Jr. and wife, Carol C. Campbell**, ("Grantor"), has this day bargained and sold, and does hereby transfer and convey to **B. B. Doubleday, Jr.** ("Grantee"), its successors, heirs and assigns, all that tract or parcel of land in Davidson County, Tennessee, more particularly described on Exhibit "A" hereto.

This is improved property located at 907 S. 12th Street, Nashville, TN 37206

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest thereto belonging, to Grantee, its successors, heirs and assigns, forever.

And Grantor covenants that it is lawfully seized and possessed of said real estate in fee simple, has a good right to convey it, and that the same is unencumbered, except as set out on Exhibit "A" hereto. Grantor further covenants and binds itself, its successors, heirs and assigns to warrant and forever defend the title to said real estate to Grantee, its successors, heirs and assigns against the lawful claims of all persons, except as set out on Exhibit "A" hereto.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on the 30th day of December, 2005.

Otis Campbell, Jr. — Carol C. Campbell

Otis Campbell, Jr.

Carol C. Campbell

STATE OF TENNESSEE, COUNTY OF DAVIDSON SS.:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, aforesaid, **Otis Campbell, Jr. and Carol C. Campbell**, 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, at office, this 30th day of December, 2005.

Notary Public

My Commission Expires:

ELIZABETH U. SMITH NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. Expires NOV. 24, 2007

Davidson County DEEDWARR
Recvd: 01/10/06 14:53 2 pgs
Fees:13.00 Taxes:156.88

20060110-0003817

EXHIBIT "A"

Land in Davidson County, State of Tennessee, and being the east part of Lot 4, on the Plan of Mabelle Subdivision, as of record in Book 547, page 139, Register's Office for said County. Said part of lot fronts 50 feet on the east side of a 5.1 feet strip conveyed off the front of said Lot No. 4 to Nashville Housing Authority, by deed of record in Book 3344, page 533, Register's Office; and extends back 127.1 feet to the south line and 128.5 feet on the north line, to an alley in the rear, (not open) on which it measures 49.7 feet.

Being the same property conveyed to Otis Campbell, Jr. and wife, Carol C. Campbell by Warranty Deed dated, October 21, 1991 from United Companies Lending Corporation of record in Book 8494, page 304, Register's Office for Davidson County, Tennessee.

Pursuant to the Order to Sell Property entered in Case No. 05-11796-GP3-13, a copy of which is recorded in Instrument No. 20060110-0003816, the Debtors, Otis Campbell, Jr. and Carol Clark Campbell (one and the same person as Carol C. Campbell), were authorized to sell subject property free and clear of all liens, with the liens attaching to the proceeds of said sale.

Together with the westerly one-half of Alley No. 297 lying adjacent to the above-described property, which was abandoned by the Council of the Metropolitan Government of Nashville and Davidson County, Ordinance No. 096-493, Office of the Metro Clerk.

This conveyance is made subject to:

1. 2005 City/County taxes which have been paid by the Grantor and prorated by the parties.
2. All matters appearing on the Plan of record as Book 547, page 139, Register's Office for Davidson County, Tennessee.
3. Subject to easements and the rights of the public, if any, across that portion of subject property, which was closed by the Council of the Metropolitan Government of Nashville and Davidson County, Council Bill No. 96-493 in the County Clerk's Office for Davidson County, Tennessee.