WARRANTY DEED

ET-08-0913

Return to: **Elite Title Company**
109 West Park Drive
Suite 350
Brentwood, TN 37027

STATE OF Tennessee
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $144,900.00

Affiant

Subscribed and sworn to before me, this 30th DAY OF June, 2008.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 23, 2010

THIS INSTRUMENT WAS PREPARED BY
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS: (NAME)	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Jeffrey A. Elwell	Suntrust Mortgage	
3208 Newington Cove (ADDRESS)	401 Commerce St., ste. 1600 (ADDRESS)	151-1-A-140.00 CO
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37219 (CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, we BENNY W. CAMPBELL AND WIFE, PAMELA P. CAMPBELL, hereinafter called the Grantor(s), have bargained and sold, and by these presents do transfer and convey unto JEFFREY A. ELWELL, and wife, Leanna Landry, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in DAVIDSON COUNTY, STATE OF TENNESSEE, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot 140, PLAN OF CHATHAM POINTE, as shown on plat of record in Plat Book 6900, Pages 444-447, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Benny W. Campbell and wife, Pamela P. Campbell by Warranty Deed from Rodney I. Wise and wife, Shirley A. Wise, recorded on the 22nd day of January, 1990 in Book 8029, Page 785, re-recorded in Book 9181, Page 392, in the Register's Office of Davidson County, Tennessee.

Subject to any and all existing restrictions and easements of record if any; including those listed in Plat Book 6900, Page 444, 445, 446, & 447; Book 7358, Page 656; Book 7538, Page 792; Book 7599, Page 812; Book 8667, Page 381; Book 8679, Page 446; Book 7597, Page 977; Book 3891, Page 476; Book 7683, Page 718; Register's Office for said County.

unimproved ( )
This is improved (X) property, known as 3208 Newington Cove, Antioch, Tennessee 37013
(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 GRANTEE(S), their heirs and assigns forever; and we do covenant with the said GRANTEE(S) that we are 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 we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEE(S), 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 my/our hand(s) this 30th day of June, 2008.

Benny W. Campbell

Pamela P. Campbell

Davidson County DEEDWARR
Recvd: 07/03/08 09:40 2 pg
Fees:13.00 Taxes:536.13
20080703-0068826

STATE OF Tennessee
COUNTY OF Wilson

On this the 30th day of June, 2008, before me personally appeared Benny W. Campbell and wife, Pamela P. Campbell to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 30th day of June, 2008.

Shonda Worthington

Notary Public

My Commission Expires: 7.24.11

SHONDA WORTHINGTON
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

RETURN TO:
Executive Title, LLC
4470 Old Lebanon Dirt Road
Mt. Juliet, TN 37122
Phone: (615)773-0520