THIS INSTRUMENT PREPARED BY:

MITCHELL A. WATTS, ATTORNEY
2400 Crestmoor Road Suite 102
Nashville, Tennessee 37215

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $***84,000.00.

Affiant

JASON CHAFFIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Subscribed and sworn to before me this 5th day of August 2008.

Notary Public

My Commission Expires: 05-08-2012

ADDRESS OF NEW OWNER

Amy R. Smith
1422 Campbell Circle
Nashville, Tennessee 37206

SEND TAX BILLS TO

Magna Bank
P. O. Box 17257
Memphis, TN 38187-0257

MAP & PARCEL NOS.

MAP 083-03-0
PARCEL 356.00

Davidson County DEEDWARR
Recvd: 09/08/08 12:52 2 pgs
Fees:13.00 Taxes:310.80
20080908-0091731

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Eighty Four Thousand and 00/100 Dollars ($***84,000.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which is hereby acknowledged, I, Ryan Tolbert, married, (hereinafter called the "GRANTOR"), have bargained and sold, and by these presents do transfer and convey unto Amy Smith, a married woman, Daniel R. Smith and wife, Barbara R. Smith, (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:

BEING Lot No. 1B on the Plan of Zone Lot Division of Lots 1,2,3 Campbell Acres, of record in Book 5800, Page 279, amended in Book 6199, Page 445 and Book 6250, Page 190, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

BEING the same property conveyed to Ryan Tolbert, married, from Alphonso Jackson, Secretary for Secretary of Housing and Urban Development by deed dated June 25, 2007, of record as Instrument No. 20070629-0077820, in the Register's Office for Davidson County, Tennessee.

This property was not nor has it ever been the personal residence of the Grantor herein.

This is improved property known as 1422 Campbell Circle, Nashville, Tennessee 37206.

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.

GRANTOR COVENANTS with the said GRANTEES that he is lawfully seized and possessed of said land in fee simple, and has a good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have been prorated between the parties herein and assumed by the Grantees herein.

2. Matters, if any, shown on the Plan of Zone Lot Division of Lots 1,2,3 Campbell Acres of record in Book 5800, Page 279, amended in Book 6199, Page 445 and Book 6250, Page 190 in the Register's Office for Davidson County, Tennessee.

3. Covenants, conditions, restrictions, reservations and/or easements, if any, contained in former instruments of record pertaining to the subject property.

GRANTOR FURTHER COVENANTS and binds himself, his heirs and representatives, 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.

IN WITNESS WHEREOF I have hereunto set my hand on this the 5th day of ~~August~~ September 2008.

Ryan Tolbert

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and official seal this 5th day of ~~August~~ September 2008.

Notary Public

My Commission Expires: 05-08-2012

JASON CHAFFIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY