PLEASE RETURN TO:
GRISSIM TITLE
2309 CRESTMOOR
NASHVILLE TN 37215

THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):
Talbott Title & Escrow, LLC
213 Ward Circle
Brentwood, TN 37027
Telephone: 615-661-8099
File No. 08-1801

Davidson County DEEDWARR
Recvd: 10/08/08 13:00 2 pgs
Fees:13.00 Taxes:481.00
20081008-0102139

Property Address: 618 Plantation Court, Nashville, TN 37221

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WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Erin J. Campbell and husband Collin Campbell**, hereinafter referred to as "Grantor", has this day bargained and sold, and by these presents does hereby transfer and convey unto **Martha J. Hickman** _____ hereinafter "Grantee", the following lands and property, together with all improvements located thereon, lying in the **County of Davidson**, State of Tennessee, to-wit:

Land in Davidson County Tennessee, being Unit No. V-5 together with the Carport designated No. V-5-G, in River Plantation Section two Condominium , a Horizontal Property Regime located on Plantation Court Nashville Davidson County, Tennessee as shown on the Plat of River Plantation Section two Condominium Apartments of record in Plat Book 4460, page 136-137, Register's office for Davidson County Tennessee to which reference is hereby made for a more complete and detailed description, of said Lot.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any. Subject to all matters set forth in Plat Book 4460, Pages 136-137, Register's Office for Davidson County, Tennessee.

AND BEING THE SAME premises conveyed to Grantor by virtue of a general warranty deed from Gary F. Dillard and Thomas M. Cartwright, dated November 30, 2004, and recorded December 3, 2004, in the Register of Deeds for the County of Davidson, as Document No. 20041203-0144318. Erin S. Jandebeur having since married and is now known as Erin J. Campbell. Collin Campbell joins in this conveyance to convey any and all marital interest he may have in said property.

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenants with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year 2008 shall be [X] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [ ] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] is not a part of the homestead of Grantor, or [X] is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $130,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

EJC

WITNESS Grantor's hand this 1st day of October, 2008.

X _____ {Seal}
Erin J. Campbell

X _____ {Seal}
Collin Campbell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 1st day of October, 2008, before me the undersigned officer, personally appeared Erin J. Campbell and Collin Campbell, known to me (or satisfactorily proven) to be the party executing the foregoing instrument and he acknowledged that he, executed same as his free act and deed.

SPENCER T. LBOTT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

_____
Notary Public

My Commission expires: 1-23-2011

Grantee's Name, Address, Phone:
Martha J. Hickman
618 Plantation Court
Nashville, TN 37221

Map and Parcel No.: 142-05-0A-129.00 CO

SEND TAX STATEMENTS TO:
Pinnacle National Bank
211 Commerce St
Suite 300
Nashville TN 37201

Martha J Hickman
42 Rolling Meadows Dr.
Goodlettsville TN 37072

State of TENNESSEE
County of DAVIDSON

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $130,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: _____

Subscribed and sworn to before me this 1 day of OCT, 2008.

_____
Notary Public
My Commission expires: 6/5/11

MARGARET SHERBERT STATE OF TENNESSEE NOTARY PUBLIC CHEATHAM COUNTY, TENN.
My Commission Expires JUNE 5, 2011