WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $520,000.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 12TH DAY OF JANUARY, 2011.

NOTARY PUBLIC

MY COMMISSION EXPIRES 3-4-13

PHYLLIS KEENAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT PREPARED BY:
Jim R. Vanderpool, P.C., 250 Seaboard Lane, C-104, Franklin, TN 37067
file # 10-03840 HULL

ADDRESS OF NEW OWNER	SEND TAX BILLS TO If left blank please use the address of the new owner	MAP-PARCEL
Robert Edward Hull and Josephine Bainbridge Hull	Fifth Third Mtg Co	13015000900
4308 Beekman	5001 Kingsley Drive	
Nashville, TN 37215	Cincinnati OH 45227	

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,

J. C. CAMP, AND WIFE, SARA S. CAMP

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

ROBERT EDWARD HULL , AND WIFE, JOSEPHINE BAINBRIDGE HULL

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 improved property known as 4308 Beekman, Nashville, TN 37215

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, unless otherwise set out herein; 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 our hand on the 12th day of January, 2011.

J. C. Camp
J. C. Camp

Sara S. Camp by J.C. Camp, attorney in fact
Sara S. Camp by J.C. Camp, attorney in fact

STATE OF TENNESSEE
COUNTY OF Williamson

On the 12th day of January, 2011, before me personally appeared J. C. Camp to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Sara S. Camp and acknowledged that he executed the same as his free act and deed of said Sara S. Camp.

Witness my hand and official seal at Franklin, Tennessee

Notary Public
My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY COMMISSION EXPIRES APRIL 14, 2012

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, J. C. Camp, 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 Franklin, Tennessee, this 12th day of January, 2011.

Notary Public
My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY COMMISSION EXPIRES APRIL 14, 2012

file # 10-03840 HULL

BILL GARRETT, Davidson County
Trans:T20110002797 DEEDWARR
Recvd: 01/14/11 08:19 2 pgs
Fees:13.00 Taxes:1924.00

20110114-0003801

EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot 8, CHICKERING HILLS, SECTION ONE, as shown on plat of record in Plat Book 2331, Page 8, 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 J. C. Camp and wife, Sara S. Camp by Warranty Deed from Debra H. Lindley, unmarried, recorded on the 7th day of June, 2004 in Instrument No. 20040607-0066724, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

a. County of Davidson taxes for the year 2011 and thereafter, not yet due and payable.

b. Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

c. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of CHICKERING HILLS, SECTION ONE, as recorded in Plat Book 2331, Page(s) 8, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

d. Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

e. Easement for Sanitary Sewer and Storm Drainage, recorded in Book 4316, Page 142 and Book 5185, Page 630.

f. Agreement recorded in Book 880, Page 119.

g. Any facts, rights, interest, or claims as would be disclosed by an accurate survey of the land or inspection of the premises thereof.

h. Property taxes for the current year.