File 7

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 42,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 29th DAY OF MARCH, 19 85

Notary Public

MY COMMISSION EXPIRES: 1-18-89

(AFFIX SEAL)

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THIS INSTRUMENT WAS PREPARED BY
SATURN & MAZER, Attorneys, 212 Third Avenue, North, Nashville, Tennessee 37201
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BRIAN NICHOLAS HOOKS (NAME)	THE PEPPERTREE COMPANY (NAME)	142-6-A 189
810 Bellevue Road #189 (STREET ADDRESS OR ROUTE NUMBER)	P. O.Box 786 (STREET ADDRESS)	
Nashville, Tenn. 37221 (CITY) (STATE) (P. O. ZIP)	Springfield, Tennessee 37172 (CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, ALLEN ZANG and wife, NANCY ZANG,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO BRIAN NICHOLAS HOOKS and wife, SHARON H. HOOKS

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.

LAND in Davidson County, Tennessee, being Building No. 25, Unit No. 189 and Garage No. 1 and 2, Plan of Pepper Tree, Creekside Meadows Condominiums, of record in Book 4675, page 128-130, Register's Office for Davidson County, Tennessee, together with the undivided interest in the common elements, fixtures and furnishings and appurtenances thereto.

BEING the same property conveyed to Allen Zang and wife, Nancy Zang by deed from Gail S. Riggins Richey and husband, Charles W. Richey, of record in Book 6003, page 816, Register's Office for Davidson County, Tennessee.

As part of the consideration for this transfer, the Grantees agree to assume and pay the unpaid balance of a certain note in the original principal amount of $24,847.22 secured and evidenced by Deed of Trust of record in Book 5590, Page 588, said Register's Office, in favor of The Peppertree Company, and further that all title and interest in the escrow account and insurance policy held in connection with aforesaid Note and Deed of Trust is transferred and conveyed to the Grantees.

THIS conveyance is further subject to the covenants and restrictions set forth in the Master Deed and By-Laws of record in Book 4834, Pages 257 and 312, as amended in Book 4984, Page 174, Book 5045, Page 800, Book 5086, Page 80 and Book 5259, Page 5, said Register's Office; and the Charter of Creekside Meadows Association, Inc., of record in Book 4836, Page 610, said Register's Office; and to 1981 property taxes which the Grantee assumes in full.

04/01 118.04 - CHECK

This is (unimproved ( ) improved (X) property, known as #189 Creekside Meadows, 810 Bellevue Road, Nashville, Tenn.
(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 GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES 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 GRANTEES, 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 our hand s this 29th day of March, 19 85

ALLEN ZANG

NANCY ZANG

3765

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, THE UNDERSIGNED, a Notary Public in and for said County and State, the within named ALLEN ZANG and wife, NANCY ZANG,

the bargainor S, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 29th day of MARCH 19 85

Commission expires 1-10-89

Janet S. Davis
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19____.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
ALLEN ZANG et ux NANCY ZANG

TO
BRIAN NICHOLAS HOOKS et ux
SHARON H. HOOKS

PLEASE FILE BOX "7"

PREPARED BY:
SATURN & MAZER
Attorneys at Law
212 Third Avenue, North
Nashville, Tennessee 37201
Phone: (615) 259-3666

IDENTIFICATION REFERENCE

APR 1 10 08 AM '85
FELIX Z. WILSON REGISTER
DAVIDSON COUNTY, TN

$19.00

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

42900.00- CAMT.
111.54 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 118.04-
3766A04/01/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 3 1 8 8

IDENTIF. REFERENCE

APR 1 10 00 AM '85

FELIX Z. WILSON II REGISTER DAVIDSON COUNTY, TN

No. 120819