This Form furnished by Attorneys Title Company, Inc.

Form No. WD-2

FROM

CHARLES H. WATKINS, JR. and wife,

JOHNNIE L. WATKINS

TO

ROGER PRINCE and JOHNNY G. JAGGERS

For draftsman's use

THIS INSTRUMENT PREPARED BY AND, AFTER RECORDING, SHOULD BE MAILED TO:

Thomas W. Schlater
24th Floor, L & C Tower
Nashville, TN 37219
(615) 259-9344

6533 PAGE 339

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Roger Prince Johnny G. Jaggers (NAME)	The Peppertree Co. (NAME)	142-6-B
4308 Castleman Court (STREET ADDRESS OR ROUTE NUMBER)	P. O. Box 786 (STREET ADDRESS)	256
Nashville, TN 37215 (CITY) (STATE) (P. O. ZIP)	Springfield, TN 37172 (CITY) (STATE) (ZIP)	9D-67156

(FOR REGISTER'S USE)

I 9 6 5 3 3

IDENTIF. REFERENCE

APR 15 1 39 PM '85

REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 40,666.67

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF April, 19 85.

Notary Public

MY COMMISSION EXPIRES: 4/30/86

(AFFIX SEAL)

For and in Consideration of the sum of Ten and No/100 ($10.00) DOLLARS

cash in hand paid and other good and valuable consideration, including the assumption by Grantees of the unpaid balance in the approximate amount of $23,729.56 owing on the first mortgage indebtedness to The Peppertree Co., secured by the deed of trust of record in Book 6028, page 181 and assigned to Third National Mortgage Company in Book 6028, page 187, Register's Office for Davidson County, Tennessee,

CHARLES H. WATKINS, JR. and wife, JOHNNIE L. WATKINS, have bargained and sold, and by these presents do transfer and convey unto the said ROGER PRINCE and JOHNNY G. JAGGERS, as tenants in common, each owning a one-half (1/2) undivided interest, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BUILDING No. 44, Unit No. 256, and Garage 256G on the Plan of "Peppertree", Creekside Meadows Condominiums of record in Book 4675, page 128 through 130, Register's Office for Davidson County, Tennessee, together with all fixtures, appliances, wallcoverings, carpets or other improvements therein and the undivided interest in the common elements appurtenant thereto, all being more particularly described in the Master Deed and By-Laws of record in Book 4834, pages 257 through 312, as amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80 and Book 5259, page 5, and Book 6237, page 644, RODC, and the Charter of Creekside Meadows Association, Inc of record in Book 4836, page 610, RODC.

BEING the same property conveyed to Charles H. Watkins, Jr. and wife, Johnnie L. Watkins by deed from The Peppertree Company, of record in Book 6028, page 178, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the covenants and restrictions set forth in the Master Deed and By-Laws of record in Book 4834, pages 257 through 312, as amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80 and Book 5259, page 5, Book 6237, page 644, RODC, and the Charter of Creekside Meadows Association, Inc. of record in Book 4836, page 610, RODC; all easements and restrictions set forth on the Plan of Peppertree Creekside Meadows Condominiums of record in Book 4675, page 128 through 130, RODC, rights-of-way and other easements, and zoning and other governmental laws and regulations.

04/15 112.32- CHECK

7988

WD-2

This is unimproved ( ) improved (XX) property, known as #44-256 Creekside Meadows Condos, Nashville, TN
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said ROGER PRINCE and JOHNNY G. JAGGERS, their heirs and assigns, forever.

And we do covenant with the said ROGER PRINCE and JOHNNY G. JAGGERS 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, except for 1985 property taxes which have been prorated as of date of deed and are assumed by Grantees, the deed of trust in Book 6028, page 181, and the restrictions as hereinabove mentioned.

And CHARLES H. WATKINS, JR. and wife, JOHNNIE L. WATKINS, do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said ROGER PRINCE and JOHNNY G. JAGGERS, their heirs and assigns against the lawful claims of all persons whomsoever.

Witness our hands this 15th day of April, 19 85

Charles H. Watkins Jr.
CHARLES H. WATKINS, JR.

Johnnie L. Watkins
JOHNNIE L. WATKINS

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Dolda R. Johnson, a Notary Public in and for said County and State, the within named CHARLES H. WATKINS, JR. and wife, JOHNNIE L. WATKINS the bargainors, 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 15th day of April, 19 85

Dolda R. Johnson, Notary Public.

DOLDA R. JOHNSON NOTARY PUBLIC

Commission expires 4/30/86.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____, with whom I am personally acquainted, and who, upon oath, acknowledged _____self to be _____ of the _____, the within named bargainor, a corporation, and that he as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by _____self as _____.

Witness my hand and seal, at office in _____, this _____ day of _____, 19____.

_____, Notary Public.

Commission expires _____.

OFFICIAL RECEIPT

FELIX Z. WILSON, II

REGISTER OF DAVIDSON COUNTY

NASHVILLE, TENNESSEE

BOOK 6533 PAGE 341

RECEIVED OF _____

FOR _____

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

40666.67- CAMT.
105.82 CSTAX
.50 PRFEE
6.00 WDEED
CHECK 112.32-
7988A04/15/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

I 9 6 5 3 3

IDENTIF. REFERENCE

APR 15 1 39 PM '85

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 124923