50x44

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $38,500.00

James A. Kearley
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF December, 1985

Notary Public

MY COMMISSION EXPIRES: 7-18-87
(AFFIX SEAL)

BOOK 5726 PAGE 664

THIS INSTRUMENT WAS PREPARED BY

GULLETT SANFORD & ROBINSON 230 Fourth Avenue North Nashville, Tennessee 37219
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Kearley etux (NAME)	The Peppertree Company (NAME)	142-6B-228
1020 Davidson Road (STREET ADDRESS OR ROUTE NUMBER)	Post Office Box 786 (STREET ADDRESS)	9D-67128
Nashville, Tennessee 37205 (CITY) (STATE) (P.O. ZIP)	Springfield, Tennessee 37122 (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, Malcolm R. Lewis and wife, Martha E. Lewis

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO James A. Kearley and wife, Mary Alice Kearley

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:

Building No. 36, Unit No. 228, and Garage No. 1, on the Plan of Peppertree, Creekside Meadows Condominiums of record in Book 4675, pages 128 through 130, Register's Office, Davidson County, Tennessee, together with 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, page 257 through 312, as amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, and Book 5259, page 5, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Malcolm R. Lewis and wife, Martha E. Lewis, by deed from The Peppertree Company, a Tennessee limited partnership with The Bellevue Company, a Tennessee corporation, as its General Partner, of record in Book 6022, page 66, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
1985 taxes which have been paid out of escrow and assumed by Grantees

Covenants and restrictions set forth in the Master Deed and By-Laws of record in Book 4834, page 257 through 312, as amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, and Book 5259, page 5, Register's Office Davidson County, Tennessee and the Charter of Creekside Meadows Association, Inc. of record in Book 4836, page 610, Register's Office Davidson County, Tennessee.

This conveyance is made subject to a certain Deed of Trust recorded in Book 6022, page 69, Register's Office for Davidson County, Tennessee securing a promissory note dated February 1, 1983, payable to The Peppertree Company, a limited partnership, said Deed of Trust was assigned to Third National Mortgage Company, a Tennessee corporation by instrument of record in Book 6022, page 75, Register's Office Davidson County, Tennessee, with an unpaid balance of approximately $22,552.05, which the Grantees herein, by acceptance of this deed have agreed to assume.

This is improved X / unimproved property, known as Unit # 228 Creekside Meadows 810 Bellevue Road Nashville, Tennessee
(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 fourth day of December, 1985

Malcolm R. Lewis

Martha E. Lewis

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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 Malcolm R. Lewis and Martha E. Lewis

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 Nashville, Tennessee, this 3rd day of December 1985, 19 85.

Notary Public

Commission Expires May 13, 1989

STATE OF TENNESSEE
Davidson County

Before me, _____ a Notary Public in and for the State and County aforesaid, personally appeared _____

with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the _____ of the _____ a corporation, and that he as such _____, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as _____.

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

_____ Notary Public

Commission Expires _____

5 8 2 5 5

WARRANTY DEED

FROM

IDENTIFICATION REFERENCE

TO

Dec 4 4 05 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

Attorneys Title Company, Inc.
Titles Guaranteed

SUITE 175 – 222 THIRD AVENUE NORTH
NASHVILLE, TENN. 37201
TELEPHONE 244-2101

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

3850[illegible].00- CAPT
105.10 COTAX
.50 PREF
6.00 WDCTD
CHECK 105.60-
2965A 12/04/85 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

58255

IDENTIFICATION REFERENCE

DEC 4 4 06 PM '85

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 198031