#4390

File Box #38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

George E. Mudter, Jr., Atty.
4301 Hillsboro Rd., Suite 221
Nashville, TN 37215

BOOK 6730 PAGE 971

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
SHARON PARKER (NAME)	PEPPERTREE COMPANY (NAME)	142-06B
810 Bellevue Road, Unit 272 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	272
Nashville, Tennessee 37220 (CITY) (STATE) (P. O. ZIP)	Nashville, Tennessee (CITY) (STATE) (ZIP)	9D-67172

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, W. E. SHERIFF and wife, SHARON SHERIFF

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

HEREINAFTER CALLED THE GRANTEES, THEIR SUCCESSORS, 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 Unit No. 272, Building 49, together with Garage Space No. 272G, on the Plan of "Peppertree", Creekside Meadows Condominiums, as of record in Plat Book 4675, page 128, Register's Office for said County, to which plan reference is made for a more complete description.

Being part of the same property conveyed to W. E. Sheriff and wife, Sharon Sheriff by deed from Albert W. Shean, III and wife, Mary E. Shean of record in Book 5985, Page 313, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to: (1) 1985 Taxes; (2) Master Deed of record in Book 4834, page 257, amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, and Book 5259, page 5; (3) Charter of record in Book 4836, page 610; (4) Deed of Trust in Book 5052, page 955 and Book 5652, page 960; and (5) All matters appearing on the Plan of record in Plat Book 4675, page 128, said Register's Office.

As part of the consideration for this transfer, the Grantee(s) herein assume and agree to pay, the principal balance now due, plus future interest on a certain note, dated August 1, 1977, in the original principal sum of $24,600.00, payable to The Peppertree Company in monthly installments, including interest as set forth in said note, and being secured by a deed of trust of record in Book 5179, page 655 said Register's Office.

5961 IDENTIFICATION REFERENCE

DEC 10 8 15 AM '85 FELIX Z. WILSON REGISTER DAVIDSON COUNTY TENN.

This is unimproved ( ) improved (X) property, known as 810 Bellevue Road, Unit 272, Nashville, Tennessee 37220

TO HAVE AND TO HOLD the said tract or parcel of land, with the apurtenances, estate, title and interest thereto belonging to the said GRANTEES, their successors, 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, successors, assigns and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, 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.

In witness whereof, the GRANTORS have hereunto set their hands (if a corporation, has caused its name to be signed hereto by its duly authorized officer) on this 3rd day of December, 1985.

W. E. Sheriff by Sharon G. Sheriff — Sharon G. Sheriff

W. E. SHERIFF & SHARON SHERIFF

Attorney-in-fact for said W. E. Sheriff
by Power of Attorney of record in Book
6718, page 936, Register's Office of Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF Williamson

BOOK 6730 PAGE 972

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SHARON SHERIFF

the bargainor s, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 3rd day of December, 1985.

My commission expires 1/10/89 Notary Public

STATE OF TENNESSEE
COUNTY OF _____

Before me, the undersigned, a Notary Public of 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 _____ self to be _____ of the _____, the within named bargainor, a corporation, and that as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained by signing the name of the corporation by the said _____ as such _____.

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

_____ Notary Public

Commission expires _____

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 3rd day of December, 1985, before me personally appeared Sharon Sheriff, 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 W. E. Sheriff, and acknowledged that she executed same as the free act and deed of the said W. E. Sheriff.

Witness my hand and seal, at office in Brentwood, Tennessee, this 3rd day of December, 1985.

Notary Public

Commission expires 1/10/89

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $43,900.00

Sharon R Parker
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 3rd DAY OF December, 1985.

MY COMMISSION EXPIRES 1/10/89 (AFFIX SEAL)

Notary Public

WARRANTY DEED

FROM W. E. SHERIFF and wife, SHARON SHERIFF

TO SHARON PARKER

PLEASE RETURN TO:
First Title & Escrow Company, Inc.
P.O. Box 926
Suite 11C The Paddock
229 Ward Circle
BRENTWOOD, TENNESSEE 37027-0926

#4390

OFFICIAL RECEIPT

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

RECEIVED OF _____

FOR _____

BOOK 6730 PAGE 973

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
			114.14	CSTCX
			.50	RREC
			6.00	UREC
			CHECK	120.64-
4690A12/10/85			BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

59531

IDENTIFICATION REFERENCE

Dec 10 8 39 AM '85

FELIX Z. WILSON REGISTER
DAVIDSON COUNTY

No. 199609