#4409 File Box 38

WARRANTY DEED

THIS INSTRUMENT PREPARED BY

BOOK 6740 PAGE 303

George E. Mudter, Jr., Atty.
4301 Hillsboro Rd., Suite 110
Nashville, TN 37215

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
EDNA G. OGLE (NAME)	PEPPERTREE COMPANY (NAME)	Map 142-6-B
810 Bellevue Road, Unit 274 (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 274
Nashville, Tennessee 37220 (CITY) (STATE) (P. O. ZIP)	NASHVILLE, TENNESSEE (CITY) (STATE) (ZIP)	F.B. #9D-67174

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 EDNA G. OGLE

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 Building 49, Unit No. 274 together with Garage designated as No. 274G on the Plan of "Peppertree" Creekside Meadows Condominiums as of record in Plat Book 4675, pages 128-130, 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) By-Laws of record in Book 4834, page 297, amended in Book 6237, page 644, Book 6535, page 724; (2) Charter of Incorporation of record in Book 4836, page 610; (3) Covenants, Conditions, Restrictions and Agreements of record in Book 4834, page 257, amended in Book 4984, page 174, Book 5045, page 800, Book 5086, page 80, Book 5259, page 5, Book 6535, page 723; and (4) All matters appearing on the Plan of record in Book 4675, pages 128-130, Register's Office for Davidson County, Tennessee.

This conveyance is further made subject to: (1) Deed of Trust to J.M. Grissim, Trustee, of record in Book 5052, page 955, said Deed of Trust having been modified by instrument of record in Book 5305, page 979 and in Book 5305, page 986; and (2) Deed of Trust to J.M. Grissim, Trustee, of record in Book 5052, page 960, said Deed of Trust having been modified in Book 5305, page 979 and in Book 5305, page 986, Register's Office for Davidson County, Tennessee.

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 $25,600.00, payable to The Peppertree Company, a Tennessee Limited Partnership 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 659 said Register's Office.

This is improved (X) unimproved ( ) property, known as 810 Bellevue Road, Unit 274, 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 16th day of December, 1985

W. E. Sheriff by Sharon Sheriff — Sharon Sheriff

W. E. SHERIFF — SHARON SHERIFF

Attorney-in-Fact for the said
W.E. Sheriff by Power of Attorney of
record in Book 6718, page 936, Reg. Office
Davidson County, Tennessee.

BOOK 6740 PAGE 304

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named SHARON SHERIFF the bargainor _____, 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 Nashville, Tennessee, this 16th day of December, 19 85.

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 DAVIDSON

On this 16th day of December, 1985, before me personally appeared SHARON A. 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 Nashville, Tennessee, this 16th day of December, 1985.

Notary Public

My Commission Expires: 1/10/89

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 44,329.04

Edna G. Ogle
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 16th DAY OF December

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

Notary Public

8062 12/19 121.68- CHECK

WARRANTY DEED 6 2 4 4 8.

FROM IDENTIFICATION REFERENCE

W.E. SHERIFF and wife

SHARON SHERIFF

DEC 19 8 11 AM '85
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

TO

EDNA G. OGLE

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

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

RECEIVED OF _____

FOR _____ BOOK 6740 PAGE 305

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

44329.04- CAPT.
115.[illegible] CSTAX
.50 [illegible]
6.00 [illegible]
CHECK 121.60-
8062A12/19/05 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

62448.

IDENTIFICATION REFERENCE

Dec 19 8 11 AM '05

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 202996