THIS INSTRUMENT PREPARED BY:
James C. Dale, III, Attorney
P. O. Box 2868
Nashville, Tennessee 37219

Mortgagee: Ashland City Bank and Trust Company

WARRANTY DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL #:
Sissy Rogers 1808 Stokes Lane Nashville, Tennessee 37215	Same	Map 117-3B Parcel 67 7D-A8932

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we, JENNIFER RUCKER PENDLEY and HARLAN P. HOWARD, acting by and through his attorney-in-fact, JENNIFER RUCKER PENDLEY, have bargained and sold, and by these presents do transfer and convey unto SISSY ROGERS (MARTHA S. ROGERS), 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. E-4, Parcel 67, in a Horizontal Property Regime which is located on the Plat of Villager Condominium, of record in Book 5200, page 201, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Jennifer Rucker Pendley and Harlan P. Howard, as tenants in common with right of survivorship, from Calvin Houghland, Jr., and wife, Gloria F. Houghland, of record in Book 7002, page 770, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the provisions of the Tennessee "Horizontal Property Act", as the same is set out in Section 64-2701, et seq., of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; also subject to easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereof; and also including, without limitation, all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Villager Condominiums of record in Book 5434, page 665, Register's Office for Davidson County, Tennessee, and is subject to the By-Laws for the administration thereof, which are appended to the Master Deed as Exhibit C thereto of record in Book 5434, page 708, said Register's Office, and a Deed of Correction in Book 5487, page 967, including among other conditions and requirements, assessments, liens, use and occupancy restrictions, and other undertakings, all as set out and provided in said Master Deed and exhibits appended thereto, reference to which is here made. Said property is further subject to two Deeds of Trust.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer, is $42,000.00.

Sissy Rogers (Martha S.)
AFFIANT

Subscribed and sworn to before me this the 12th day of December, 19 86.

Diana L. Rudd
NOTARY PUBLIC
My Commission Expires: 10/24/88

This is improved property known as 2601 Hillsboro Road, Unit E-4, Nashville, Tennessee 37212.

To have and to hold said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said SISSY ROGERS (MARTHA S. ROGERS), Grantee, her successors and assigns forever.

And we do covenant with the said Grantee that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and that the same is unencumbered.

Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, its successors and assigns, against the lawful claims of all persons whomsoever.

WITNESS our hands this 12th day of December, 1986.

Jennifer Rucker Pendley
JENNIFER RUCKER PENDLEY

Harlan P. Howard
HARLAN P. HOWARD
By Jennifer Rucker Pendley,
his Attorney-in-Fact

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Diana L. Rush, a Notary Public in and for said State and County, the within named Jennifer Rucker Pendley, 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 12th day of December, 1986.

Diana L. Rush
NOTARY PUBLIC
My Commission Expires: 10/24/88

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this 12th day of December, 1986, before me personally appeared Jennifer Rucker Pendley, to me known (or proved to me on the basis of satisfactory evidence), to be the person who executed the foregoing instrument on behalf of Harlan P. Howard and who acknowledged that she executed the same as the free act and deed of the said Harlan P. Howard.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of December, 1986.

Diana L. Rush
NOTARY PUBLIC
My Commission Expires: 10/24/88

7 2 6 0 4

IDENTIFICATION REFERENCE

Dec 12 2 52 PM '86

FELIX Z. WILSON III REGISTER
DAVIDSON COUNTY, TN

RUSH

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

RECEIVED OF _____

FOR _____

BOOK 7067 PAGE 910

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
			420[illegible].00- CANT.	
			117.60 CSTAX	
			.50 PRFE[illegible]	
			6.00 WDE[illegible]	
			CHECK 124.10-	
			0003A12/12/86 BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

72604

IDENTIFICATION REFERENCE

DEC 12 2 52 PM '86

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 22477