This Instrument Prepared By:
HAROLD REEVES, ATTORNEY P.C.
640 Spence Lane, Suite 218
Nashville, TN 37217
(615) 361-6679
This instrument prepared from information furnished by parties

File Box 24

BOOK 8611 PAGE 942

ADDRESS NEW OWNER:
Terry J. Porter and Sharon L. Porter
212 Harpers Mill Court
Hermitage, Tennessee 37076

SEND TAX BILL:
To Owner

MORTGAGEE:

MAP AND PARCEL:
MAP 64-12A
PARCEL 212

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we, Dennis W. Bedel and wife, Edith H. Bedel, hereinafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Terry J. Porter and wife, Sharon L. Porter, as tenants by the entirety, 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:

> BEING a certain building identified as property map No. 121 as shown on the Plan of Fox Run, Section One (A condominium), of record in Book 4956, Page 582, said Register's Office, and being a part of Tract No. 1 of the property conveyed to Harris A. Gilbert, Trustee and Norman W. Ginsberg, Trustee, by deed from Kyle R. Weems, of record in Book 5151, Page 915, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Dennis W. Bedel and wife, Edith H. Bedel, by deed from Susan Gay Foytik, unmarried of record in Book 5995, Page 623, Register's Office for Davidson County, Tennessee.
>
> This is the same description as in previous deed of record.

The premises herein conveyed is a condominium apartment established pursuant to the provisions of the Tennessee "Horizontal Property Act"as set out in Section 66-027-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; to the By-Laws for the administration thereof; to easements, rights and interest 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 covenants, restrictions, options, burdens, assessments and other undertakings contained in the Master Deed establishing a Horizontal property Regime of Fox Run Condominium, of record in Book 4956, page 582 et.seq., Register's Office for Davidson County, Tennessee.

By instrument of record dated 12/3/70, of record in Book 4465, Page 102, said Register's Office, said property is restricted against use as a cemetary or for cemetary related purposes for a period of 25 years from date.

A portion of the premises has been platted of record in Plat Book 4860, Page 52, said Register's Office, showing Fox Run Condominium, Section I, and that portion of the premises is subject to all matters shown on said plat.

Taxes for 1992 have been pro-rated and assumed by Grantee(s).

This is improved property known as 212 Harpers Mill Court, Hermitage, TN 37076.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Terry J. Porter and wife, Sharon L. Porter, their heirs and assigns, forever; and we, Dennis W. Bedel and wife, Edith H. Bedel 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 shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 24th day of April, 1992.

Dennis W. Bedel

Edith H. Bedel

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Dennis W. Bedel and wife, Edith H. Bedel the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Warranty Deed for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this the 24th day of April, 1992.

NOTARY PUBLIC

My Commission Expires: 5/22/93

4756 04/28 0101 03CHECK 290.05

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $ 76,500.00.

AFFIANT

Subscribed and sworn to before me this 24th day of April, 1992.

NOTARY PUBLIC
My Commission Expires: 5/22/93

05386

IDENTIF. TREFERENCE

APR 28 2 08 PM '92

FELIX [illegible]
DAVIDSON COUNTY TN.

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

CAMT	76500.00
CON TX	283.05
PRFEE	1.00
WDEED	6.00
TOTAL	290.05
CHECK	290.05

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK 0001 4756

05386

IDENTIF. REFERENCE

APR 28 2 08 PM '92

FELIX Z. WILSON II
DAVIDSON COUNTY TN.

No. 525544