BOOK 8715 PAGE 785 FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $68,000.00

Richard F. Potts
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 20th DAY OF August, 1992.

Notary Public

MY COMMISSION EXPIRES 3-24-96
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PATRICIA SPICER CARDEN, ATTORNEY
101 Westpark Drive, Suite 220, Brentwood, TN 37027

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO /and Mortgagee is:	MAP-PARCEL NUMBERS
Richard Franklin Potts et ux (NAME)	SAME / NONE (NAME)	02DU70805
118 Pepper Ridge Circle (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	149-05-0-A-
Antioch, TN 37013 (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	118.00CØ

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, H. M. PROPERTIES, INC., A TENNESSEE CORPORATION

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO RICHARD FRANKLIN POTTS and wife, LEE ANNA POTTS

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:

Land in Davidson County, Tennessee, being Unit No. 118 on the plan of condominium site of Phase Two Pepper Ridge Condominiums of record in Book 6900, page 689 and in Annexation of Land in Book 7575, page 222, Register's Office for said County, to which Plan and Record thereof are incorporated herein and made a part hereof by reference.

Being part of the same property conveyed to H. M. Properties, Inc., a Tennessee Corporation by deed from Harold Moore and Elizabeth Moore of record in Book 7412, page 517, said Register's Office.

This conveyance is made subject to Master Deed and By-Laws, which contain restrictive covenants, liens and other matters of record in Book 7466, page 248 as amended in Book 8672, page 17; Book 7572, page 222; Book 7779, page 48; Book 8026, page 588; Book 8297, page 251; and Book 8684, page 880 all in said Register's Office and to matters set forth in the above referenced plan of record.

5619 08/31 0101 03CHECK 260.60

This is (unimproved ( ) improved (X)) property, known as 118 Pepper Ridge Circle (House Number) (Street) Antioch, TN (P. O. Address) (City or Town) 37013 (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 my hand this 20th day of August, 1992

H. M. PROPERTIES, INC.

BY: Russ Chandler

Russ Chandler, Vice President

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INDIVIDUAL ACKNOWLEDGEMENT

State of Tenneesee

County of _____

Personally appeared before me, _____, a Notary Public of said county, _____

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

WITNESS my hand, at office, this _____ day of _____, 19____.

_____
NOTARY PUBLIC

My commission expires:

_____

CORPORATE ACKNOWLEDGEMENT

State of Tennessee

County of Davidson

Before me, the undersigned of the state and county aforesaid, personally appeared Russ Chandler, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be President (or other officer authorized to execute the instrument) of the H. M. Properties, Inc., the within named bargainor, a corporation, and that he as such Vice President, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as Vice President.

WITNESS my hand and seal, at office in Brentwood, this 20th day of August, 1992

_____
NOTARY PUBLIC

My commission expires:

5-6-95

WARRANTY DEED

FROM

H. M. PROPERTIES, INC., a TENNESSEE CORPORATION

TO

RICHARD FRANKLIN POTTS and wife, LEE ANNA POTTS

PATRICIA SPICER CARDEN
Attorney At Law
101 Westpark Drive Suite 220
Brentwood, Tennessee 37027

IDENTIFICATION REFERENCE:

41201

AUG 31 2 43 PM '92

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 68000.00
CON TX 251.60
PRFEE 1.00
WDEED 8.00
TOTAL 260.60
CHECK 260.60

08/31/92 01 14:45 0001 5619

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

41201

IDENTIFICATION REFERENCE

AUG 31 2 43 PM '92

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 565336