PREPARED BY (AND RETURN TO):
**WILKINS & IVEY,** Attorneys
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (cmw) (Title No: 33349)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**State of Tennessee**
**County of Davidson**
The actual consideration or value, whichever is greater, for this transfer is: $ 39000.00

Cheryl Harris
Affiant

Sworn and subscribed before me this 26th day of May, 1993.

Notary Public

My Comm. Expires: 7/27/96

**ADDRESS NEW OWNER:**

Cheryl Harris, Trustee
1025 16th Avenue, South, Suite 202
Nashville, Tennessee 37212

**RESPONSIBLE FOR PAYMENT OF TAXES:**
SAME

**MAP-PARCEL NUMBERS**
033-00-0 010.00

# *WARRANTY DEED*

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Clayton Pepper and spouse, Sarah M. Pepper,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Cheryl Harris, Trustee,** hereinafter called the **Grantee**, Grantee's heirs and assigns, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in the 2nd Civil District of Davidson County, Described according to survey of Donald R. Carver, Tennessee Registered Land Surveyor No. 271, dated May 15, 1988; and in part with reference to the property shown on the Plan of the Pepper Subdivision which is of record in Book 6200, Page 322, of the Register's Office for Davidson County, Tennessee, as follows:

Beginning at a point on the northerly right-of-way of Campbell Road at the southwesterly corner of Section Four, Plantation Estates as shown on Plat in Book 4060, page 47, said Register's Office, also being the southeasterly corner of the property being described; thence N 76°27'00" W, 146.72 feet, more or less, to the southeasterly corner of the aforesaid Pepper Subdivision property; thence, with the easterly line of the Pepper Subdivision property, N 1°00' W, 235.00 feet, more or less, to the northeasterly corner of the said Pepper Subdivision property; thence along the northerly line of the said Pepper Subdivision property N 4' W, 107.42 feet, more or less, to a point in the easterly line of property of Edgar R. Collins and wife (per deed ... Book 4913, Page 729; also being Tax Map 33, parcel 172); thence, with the said easterly line of Collins, N 10°15'53" W, 592.23 feet, more or less, to a point in the southerly line of Richard Fulton and wife (per deed in Book 4313, page 789; also being Tax Map 33, Parcel 09); thence, with Fulton's southerly line, N 88°43'37" E, 253.95 feet, more or less, to a point; thence, with Fulton's easterly line N 00°34'31" E, 98.45 feet, more or less, to a point; thence S 88° E, 102.0 feet, more or less, to a point in the westerly line of Plantation Estates (Section 3); thence, with the westerly line of Plantation Estates S 00°04'54" W, 158.10 feet, more or less, to a point; thence, continuing with the westerly line of Plantation Estates (Section 5), S 01°14'23" W, 448.34 feet, more or less, to a point; thence, continuing with the westerly line of Plantation Estates (Section 4), S 01°23'00" W, 376.91 feet, more or less, To the Beginning.

Being part of the same property conveyed to Clayton Pepper and wife, Sarah M. Pepper, by deed from Houston B. Mays and wife, Alpha Mays, of record in Book 6603, Page 1, Register's Office for Davidson County, Tennessee.

**Description Reference:** Described according to the materials cited in the foregoing description.

**This is unimproved property, known as:** 5.42 acre tract in Madison, Tennessee 37115

**TO HAVE AND TO HOLD** the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

**GRANTOR COVENANTS** with the said Grantee that Grantor is lawfully seised and possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

**GRANTOR FURTHER COVENANTS** and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

**WITNESS THE EXECUTION HEREOF** this 26th day of May, 1993.

Clayton Pepper
**Clayton Pepper**

Sarah M. Pepper
**Sarah M. Pepper**

**State of Tennessee**
**County of Davidson**

On this 26th day of May, 1993, before me the undersigned authority, personally appeared **Clayton Pepper** and **Sarah M. Pepper**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 7/27/96

Notary Public

BOOK 8961 PAGE 564

23941

IDENTIFICATION REFERENCE

MAY 27 2 18 PM '93

DAVIDSON COUNTY, TN

7882 05/27 )10I 03CHECK 153.30

**OFFICIAL RECEIPT**

**FELIX Z. WILSON, II**

**REGISTER OF DAVIDSON COUNTY**
**NASHVILLE, TENNESSEE**

RECEIVED OF _____

FOR _____

BOOK 8961 PAGE 565

| | | |
|---|---|---|
| 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 | 39000.00 |
| CON TX | 144.30 |
| PRFEE | 1.00 |
| WDEED | 8.00 |
| TOTAL | 153.30 |
| CHECK | 153.30 |

RECEIPT IS NOT VALID UNTIL CHE 05/27/93 S PAID BY BANK 01 14:12 0001 7882

2394

IDENTIFI REFERENCE

MAY 27 2 12 PM '93

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 655900