BOOK 9479 PG 276

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: 35774)
Dav. Co. File: Box 8

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

State of Tennessee
County of Davidson
The actual consideration or value, whichever is greater, for this transfer is: $ 51000.00

Affiant

Sworn and subscribed before me this 29th day of September, 1994.

Notary Public

My Comm. Expires:

ADDRESS NEW OWNER:	**RESPONSIBLE FOR PAYMENT OF TAXES:**	**MAP-PARCEL NUMBERS**
Jeff S. Clonce K. Michelle Clonce 810 Bellevue Road, #167 Nashville, TN 37221	Columbia National, Incorporated P.O. Box 3050 Columbia, Maryland 21046-2132	142-06-A-167 09D 670647

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 **Carol Hester Clark, a single person,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Jeff S. Clonce and spouse, K. Michelle Clonce,** 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 Davidson County, Tennessee being Unit No. 167, Building No. 18 and Garage Nos. 167G and the southerly half of 170G (said garages having previously been referred to by their on site designation rather than by the plat designation as shown here) of "Peppertree", Creekside Meadows Condominiums, a horizontal property regime established by Master Deed of record in Book 4834 at page 257 as amended in Book 4984, page 174, Book 5945, page 800, Book 5086, page 80 and Book 5259, page 5, the Plat of which is of record in Plat Book 4675 at page 128 thru 130, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

BEING the same property conveyed to Carol Hester Clark by deed from Kathy R. Horn (formerly Kathy Ray Sexton, unmarried) and Richard Horn, conveying any interest he may have by marriage, of record in Book 6296, page 884, Register's Office or Davidson County, Tennessee. The said property was conveyed to Kathy Ray Sexton by deed from the Peppertree Company; a Tennessee Limited Partnership, of record in Book 6028, page 324, said Register's Office, and is being corrected to properly designate the garage references in a Deed of Correction which is being placed of record concurrently herewith.

Description Reference: Described from information contained in recorded condominium documents.

The property herein conveyed is subject to the restrictions, easements, liens and other matters set forth in the Master Deed and By-Laws of record in Book 4834, Page 257, Book 4984, page 174, Book 5045, page 800, Book 5259, page 5, Book 5086, page 80, Book 6237, page 644, Book 6535, page 723, Book 6874, page 354 and Book 7610, page 973, said Register's Office, and to the matters set forth in the referenced Condominium Plan of record.

This is improved property, known as: 810 Bellevue Road, #167, Nashville, TN 37221

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 29th day of September, 1994.

Carol Hester Clark

Carol Hester Clark

State of Tennessee
County of Davidson

On this 29th day of September, 1994, before me the undersigned authority, personally appeared **Carol Hester Clark**, 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 his/her free act and deed.

PERCY WILKINS JR. NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
EXP. 7/27/96

My Commission Expires: _____

Notary Public

95459

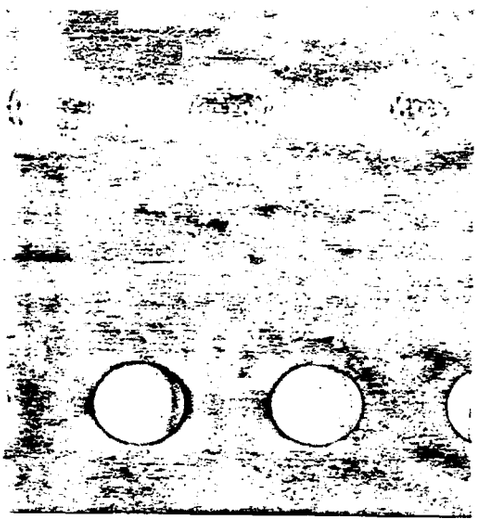
IDENTIF. ↑ REFERENCE

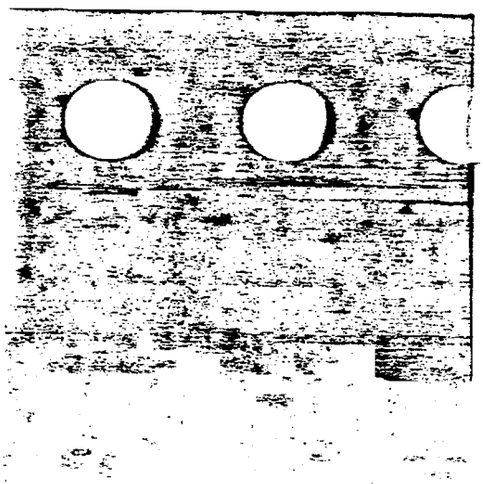
94 SEP 30 AM 9:21

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

3357 09/30 0101 03CHECK 197.70

BOOK 9479 PG 277





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

RECEIVED OF _____

FOR _____

BOOK 9479 PG 278

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 51000.00
				CON TX 188.70
				PRFEE 1.00
				WDEED 8.00
				TOTAL 197.70
				CHECK 197.70
09/30/94	01			09:20 0001 3357

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

95459
IDENTIF. ↑ REFERENCE

94 SEP 30 AM 9:21
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

No. 839613