BK 10714 PG 96

BOX #19B
G#97-11-43K

WARRANTY DEED

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 62,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
5th DAY OF December 19 97

Notary Public

MY COMMISSION EXPIRES: July 24, 1999
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO: MORTGAGEE:	MAP-PARCEL NUMBERS
THOMAS P. CLEPPE	FIRST TRUST MORTGAGE COMPANY	MAP 108-03-0-A
(NAME)	(NAME)	
232 Grange View Circle	6525 Quail Hollow Rd, Suite 300	PARCEL 001co
(ADDRESS)	(ADDRESS)	
Franklin, TN 37064	Memphis, TN 38120	FB #03D-89086
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND 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, CHERYL D. NORRIS TURNER AND HUSBAND, JAMES TURNER

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO THOMAS P. CLEPPE, UNMARRIED

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 Lot No. 4, Unit No. 1, in a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, as shown on the Condominium site Plan of Phase II, Section 3, of Patio Villa, and as established by a Master Deed, of record in Book 5970, Page 829, and re-recorded in Book 6014, Page 978, and Patio Villa Rules and Regulations of record in Book 7266, Page 827, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Patio Villa Condominiums, as of record in Book 5200, Page 495, said Register's Office, for a more complete identification and description of such unit.

BEING the same property conveyed to Cheryl D. Norris, unmarried, by Deed from Jimmy R. Dabbs and wife, Sherry L. Dabbs, of record in Book 9564, Page 336, Register's Office for Davidson County, Tennessee. The said Cheryl D. Norris having since married and now being Cheryl D. Norris Turner.

THIS conveyance is subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof, of

CONTINUED

This is unimproved ( ) improved (X) property, known as 912 Patio Drive, Nashville, TN 37214
(House Number) (Street) (P.O. Address) (City or Town) (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 our hand s this 5th day of December 1997

Cheryl D. Norris Turner
CHERYL D. NORRIS TURNER

James E. Turner
JAMES TURNER

DCTN01WC

BOOK 10714 PG 97

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named CHERYL D. NORRIS TURNER AND HUSBAND, JAMES TURNER

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 5th day of December, 1997.

Commission expires July 24, 1999

Notary Public

SCOTT D. WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

STATE OF TENNESSEE
COUNTY OF

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

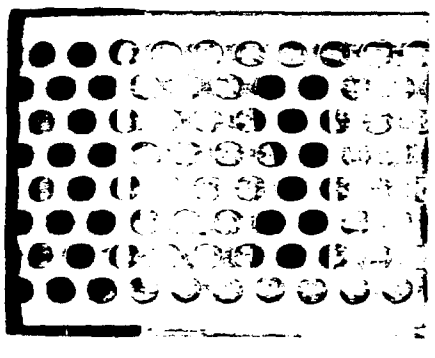
record in Book 5970, Page 861, and re-recorded in Book 6015, Page 11, and amended in Book 6406, Page 799, said Register's Office; also subject to easements, rights and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Patio Villa Condominiums, of record aforementioned, said Register's Office; and taxes for the current year which have been prorated and paid by the Grantor herein.

JAMES Turner, spouse of the above named Cheryl D. Norris Turner, joins in this conveyance for the purpose of releasing any and all rights he may have in and to the above described property, especially his marital rights.

97078225

97 DEC -9 PM 1:21

9074 12/09 0101 03CHECK 203.25



OFFICIAL RECEIPT

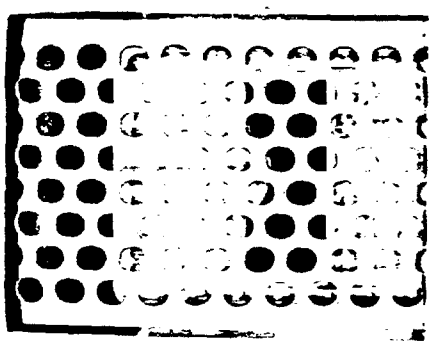
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____ BOOK 10714 PG 98

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 52500.00
CON TX 194.25
PRFEE 1.00
WDEED 8.00
TOTAL 203.25
CHECK 203.25

12/09/97 01 13:21 0001 9074

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0378225

97 DEC -9 PM 1:21

No. 1229864