Box 17

BOOK 11095 PAGE 891

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 100,000.00

Lynette M. Wray
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF August 19 98

Laura A. Beasley
Notary Public

MY COMMISSION EXPIRES: 1/24/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Coomer and Jenkins, Suite 230, 392 Harding Place, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Lynette M. Wray (NAME)	same (NAME)	MAP 149-5-A
144 Pepper Ridge Circle (ADDRESS)	(NAME)	PARCEL 144CO
Antioch, TN 37013 (CITY) (STATE) (ZIP)	(ADDRESS) (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, Ralph Stevens

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Lynette M. Wray

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:

Situated in Davidson County, Tennessee, being Unit No. 144 on the Plan of Condominium Site of Revision to Phase Five, Pepper Ridge Condominiums, of record in Plat Book 7900, page 560, with annexation of land in Book 8684, page 880, having been corrected, amended, and restated in Book 8870, page 546, and in Book 9020, page 155, Register's Office for Davidson County, Tennessee, to which Plan reference is here made for a more complete description.

Being the same property conveyed to Ralph Stevens by deed from Janis E. Martin of record in Book 10982, page 897, Register's Office for Davidson County, TN.

Irene Stevens joins in this conveyance to convey any interest she may have as the wife of Ralph Stevens.

This conveyance is made subject to Master Deed and By-Laws, which contain restrictive covenants and other matters of record in Book 7466, page 248; Book 7572, page 222; Book 7779, page 48; Book 8026, page 588; Book 8297, page 251; Book 8684, page 880; Book 8672, page 17; Book 8870, page 546; Book 8856, page 867; Book 9020, page 155; all in the Register's Office for said County.

This conveyance is subject to any and all existing easements of record.

CONTINUED

unimproved ( )
This is improved (X) property, known as 144 Pepper Ridge Circle, Antioch, TN 37013
(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 my hand this 31st day of August 19 98

Ralph Stevens

Irene Stevens

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 Ralph Stevens and Irene Stevens

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 Nashville, Tennessee, this 31st day of August, 19 98.

Commission expires 11/24/2001

Laura A. Beasley
Notary Public

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

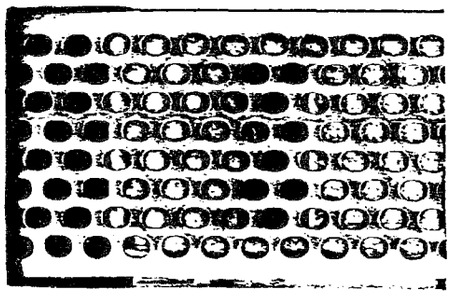
Taxes for the year 1998 are prorated and assumed by the Grantee herein.

The legal description is the same as the previous deed of record.

0483395

98 SEP -2 PM 2:26

5951 09/02 0101 03CHECK 381.00



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

RECEIVED OF _____

FOR _____

BOOK 11095 PAGE 893

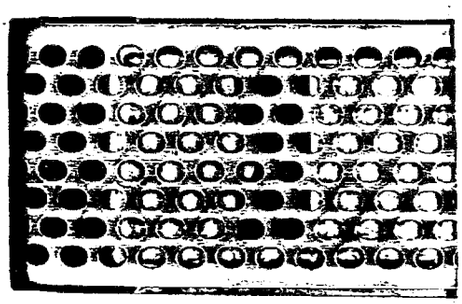
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT 100000.00
CON TX 370.00
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 381.00
CHECK 381.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

09/02/98 01 14:27 0001 5951



0483395
IDENTIF. & REFERENCE

98 SEP -2 PM 2:26
FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN.

No. 1341394