RECORD AND RETURN TO:
SATURN AND MAZER
212 THIRD AVE. N., NASHVILLE, TN 37201
(SP38211) File Box 7

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $107240.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 17th DAY OF AUGUST, 1999

Notary Public

MY COMMISSION EXPIRES 11-26-2001

THIS INSTRUMENT WAS PREPARED BY
Saturn and Mazer Title Services, Inc., 212 Third Avenue, North, Nashville, TN 37203

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL #
Gerald E. Bryson, Jr. 146 Pepper Ridge Antioch, TN 37013	SunTrust Bank P. O. Box 305110/7th Floor Nashville, TN 37230-5110	149-5-A-146

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,

Patricia M. Mercer Richards and husband Alex Richards

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

Gerald E. Bryson, Jr., unmarried

TENN REAL EST COMM CHECK 407.79

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 described as follows:

A certain condominium unit in Davidson County, Tennessee, described as Unit No. 146, in a Horizontal Property Regime as shown on the condominium site plan of Pepper Ridge Condominiums, as of record in Book 8250, Page 162, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Patricia M. Mercer, unmarried by Warranty Deed from H. M. Properties, Inc., of record in Book 9039, Page 535, said Register's Office.

Patricia M. Mercer having since married Alex Richards and is one and the same as Patricia M. Mercer Richards. Alex Richards joins in this conveyance to convey all right, title and interst in and to the said property by virtue of marriage to Patrica M. Mercer.

Unimproved ( )
This is improved (x) property, known as 146 Pepper Ridge, Antioch, TN 37013
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 17th day of August, 1999

Patricia M. Mercer Richards by Alan D. Mazer AIF
Patricia M. Mercer Richards, By: Alan D. Mazer, Attorney in Fact

Alex Richards by Alan D. Mazer AIF
Alex Richards, by: Alan D. Mazer, Attorney in Fact

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

the bargainors 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 ____day of August, 1999.

Commission Expires:_____ _____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 17TH day of August, 1999, before me personally appeared Alan D. Mazer, to me known to be the person who executed the foregoing instrument in behalf of Patricia M. Mercer Richards and Alex Richards as their Attorney in Fact, and acknowledged the they executed the same as the free act and deed of the said Patricia M. Mercer Richards and Alex Richards.

Witness my hand and official seal at Nashville, Tennessee, this the 17th day of August, 1999.

My commission expires: 11-26-2001 _____
Notary Public

0627556
IDENTIFICATION REFERENCE
99 AUG 23 PM 3:52
REGISTER
DAVIDSON CO. TN.

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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	CFEE	- COMPUTER FEE	PRFEE	- PROBATE FEE

BOOK 11630 PAGE 721

0627556
IDENTIFICATION REFERENCE

99 AUG 23 PM 3:52

REGISTER
DAVIDSON COUNTY, TN.

CAMT
107240.00
CON TX 396.79
PRFEE 1.00
WDEED 8.00
CFEE 2.00
TOTAL 407.79
CHECK 407.79

08/23/99 01 15:52 0001 9548

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 1505553