FILE BOX 45

WARRANTY DEED

Instr:200004170038365 Page: 1 OF 3
REC'D FOR REC 04/17/2000 2:47:43PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $610.50

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 165,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14th DAY OF April 20 00

Notary Public

MY COMMISSION EXPIRES: ~~March 21, 2001~~ (AFFIX SEAL)

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Joe G. Biggerstaff (NAME)	New Owner (NAME)	MAP 142-9-O-D
8560 Sawyer Brown Road (ADDRESS)	(ADDRESS)	PARCEL 210 CO
Nashville, TN 37221 (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, Robert William Vernon, Executor of the Estate of Doris G. Vernon

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Joe G. Biggerstaff and wife, Betty Biggerstaff

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:

A certain condominium apartment in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. 8560, together with the carport designated No. 8560-C, in River Plantation, Section Ten, Phase II-C, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Davidson County, Tennessee, as shown on the plat of River Plantation, Section Ten, Phase II-C, Condominium Apartments, recorded in Plat Book 9700, Pages 143 and 144, and revised Plat of record in Book 9700, Pages 186 and 187, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 9394, Page 598, said Register's Office for Davidson County, Tennessee, to which reference is hereby made, and in annexation document in Book 10024, Page 409, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Doris G. Vernon, Widow, by deed from Haury and Smith Contractors, Inc., of record in Book 10456, Page 269, Register's Office for said County. The said Doris G. Vernon now being deceased. See Will of record in File No. 99P-1276 or Will Book 229, Page 483 in Probate Court of Davidson County, TN. The Grantor herein executes this instrument as Executor of the Estate of Doris G. Vernon pursuant to the authority granted by the Will of the Decedent.

CONTINUED

unimproved ( )
This is improved (X) property, known as 8560 Sawyer Brown Road, Nashville, TN 37221
(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 14th day of April, 20 00

Robert William Vernon Executor

Robert William Vernon, Executor of the Estate of Doris G. Vernon

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

_____

_____

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____ _____, Tennessee, this _____ day of _____ 20_____ .

Commission expires _____ _____

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(or proved to me on the basis of satisfactory evidence) 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 _____ 20_____ .

My commission expires _____ _____

Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Robert William Vernon, Executor for Doris G. Vernon, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he is the Executor of the maker or constituent of the maker, and is authorized by the maker or by constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 14th day of April, 2000.

My Commission Expires: 1/26/02 Marie Bradford

MARIE BRADFORD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

FILE BOX 45

LEGAL DESCRIPTION CONTINUATION

This conveyance is subject to all terms and provisions of the Master Deed, Restrictions, and By-Laws, of record in Book 9394, Page 598; Book 9780, Page 284; Book 9669, Page 111; Book 10024, Page 409; Book 10136, Page 708; Book 10417, Page 348; Book 7389, Page 924; Plat Book 7900, Page 745, et. seq., as re-recorded in Book 7900, Page 945; Plat Book 7900, Page 956; Plat Book 9700, Page 27; Plat Book 9700, Page 143, as revised in Plat Book 9700, Page 186; Plat Book 9700, Page 203; and Plat Book 9700, Page 367, said Register's Office.

This conveyance is made subject to: (1) 2000 taxes, which have been prorated and assumed by the Grantees; (2) All matters appearing on the Plan of record in Plat Book 9700, Pages 143 and 144 and Plat Book 9700, Pages 186 and 187, said Register's Office.