Box 17

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER
IS GREATER, FOR THIS TRANSFER IS $ 95,500.00

Bettye Steele
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
3rd DAY OF May, 2000

Laura A. Beasley
Notary Public

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

LAURA A. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Instr:200005040045137 Page: 1 OF 3
REC'D FOR REC 05/04/2000 12:27:45PM
RECORD FEE: $15.00
M. TAX: $0.00 T. TAX: $353.35

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
Bettye Steele (NAME)	Guaranty Trust Company (NAME)	MAP 149-5A
107 Pepper Ridge Circle (ADDRESS)	640 Broadmor Blvd., Suite 100 (ADDRESS)	PARCEL 107
Antioch, TN 37013 (CITY) (STATE) (ZIP)	Murfreesboro, TN 37129 (CITY) (STATE) (ZIP)	2DU70794

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, William Joe Warise

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

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 Unit No. 107 of Pepper Ridge Condominiums, Phase I, a Horizontal Property Regime, as shown on the Plat of record in Plat Book 6900, page 526, of the Register's Office for Davidson County, Tennessee.

Unit No. 107 of Pepper Ridge Condominiums, Phase I, a horizontal property regime, located on Una-Antioch Pike, Antioch, Davidson County, Tennessee, as shown on the Plat of Pepper Ridge Condominums, Phase I, recorded in Plat Book 6900, page 526, of the Register's Office for Davidson County, Tennessee, and described in a Master Deed and Declaration of Covenants, Conditions, and Restrictions of record in Book 7466, page 248, said Register's Office, to which reference is hereby made. The easements, restrictions, conditions, and regulations imposed upon and relating to the property, apartments, owners and tenants of Pepper Ridge Condominiums, Phase I, contained in the Master Deed and By-Laws appended thereto, of record in Book 7466, page 248, said Register's Office, are incorporated in this deed by reference and made a part of the same as though copied herein.

Being the same property conveyed to William Joe Warise by deed from the Secretary of Veterans Affairs, of record in Book 8358, page 259, Register's Office for Davidson County, TN.

This conveyance is subject to any and all existing easements of record including a sewer easement of record in Book 7061, page 168, said Register's Office and subject to all matters shown on the plan of record in Book 6900, page 526, and page 295 said Register's Office.

CONTINUED

unimproved ( )
This is improved (X) property, known as 107 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 3rd day of May, 2000

William Joe Warise
William Joe Warise

Lori G. Warise
Lori G. Warise

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 William Joe Warise and Lori G. Warise

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 8th day of May, 2000.

Commission expires 11/24/2002

LAURA E. BEASLEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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 _____, _____.

My commission expires _____

_____
Notary Public

LEGAL DESCRIPTION CONTINUATION

This conveyance is made subject to all provisions and requirements of the Tennessee Horizontal Property Act as set out in Sec. 66-27-101 et seq. of the Tennessee Code Annotated and the By-Laws of the administration thereof; all restrictions, easements, etc., rights and interest in favor of other unit owners; options, burdens, assessments and undertakings etc. contained in the Master Deed of record in Book 7466, page 526 and By-Laws and restrictions appended thereto.

Lori G. Warise joins in this conveyance to convey any interest she may have as the wife of William Joe Warise.

Taxes for the year 2000 are prorated and assumed by the Grantee(s) herein.

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