Instr:200007240073044 Page: 1 OF 2
REC'D FOR REC 07/24/2000 3:12:57PM
RECORD FEE: $11.00
M. TAX: $0.00 T. TAX: $381.10

WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE CONSIDERATION OR VALUE, WHICHEVER
IS GREATER FOR THIS TRANSFER IS $ 103,000.00

Martha Ann Ford
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE
21st DAY OF July, 2000

Jennifer Dunlap
Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TN
My Commission Expires May 27, 2001

MY COMMISSION EXPIRES: 5/27/2001
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

MH Southland Title & Escrow Co., 7101 Executive Center Drive #151, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Martha Ann Ford (NAME)	New Owner (NAME)	149-5-A 119.00
119 Pepper Ridge Circle (ADDRESS)	(ADDRESS)	2du 70806
Antioch, TN 37013 (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, Janice F. Simmons, as Trustee, for the Fisher Family Trust

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

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, Tennessee, described as Unit No. 119, Pepper Ridge Condominiums, a Horizontal Property Regime, located on Pepper Ridge Circle Davidson County, Tennessee, as shown on the plat of Pepper Ridge Condominiums, Phase 1, recorded in Plat Book 6900, page 526, said Register's Office, and described in a Master Deed recorded in Book 7466, page 248, as amended in Book 8672, page 17, and Book 8856, page 867, said Register's Office, to which reference is hereby made. The easements, restrictive convenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Pepper Ridge Condominiums contained in the Master Deed recorded in Book 7466, page 248, as amended in Book 8672, page 17, and Book 8856, page 867, and By-Laws recorded in Book 7466, page 307, said Register's Office, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Ronald D. Fisher by deed from Charles Beasley and wife, Glenda H. Fisher Beasley, of record in Book 9322, page 418, Register's Office for Davidson County, Tennessee. The said Ronald D. Fisher having since died and the property devised to the Fisher Family Trust pursuant to the Last Will and Testament of Ronald Douglas Fisher of record in Will Book 229, page 752, Probate Court Clerk's Office for Davidson County, Tennessee.

Ronald D. Fisher and Ronald Douglas Fisher are one and the same person.

This conveyance is subject to the following: Taxes for the year 2000 have been prorated and payment thereof is expressly assumed by the herein Grantee; Master Deed and Restrictions of record in Book 7466, page 248, as amended in Book 8672, page 17, and Book 8856, page 867; By-Laws of record in Book 7466,

CONTINUED

unimproved ( )
This is improved (X) property, known as 119 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 21st day of July, 2000

Janice F Simmons Trustee
Janice F. Simmons, as Trustee
for the Fisher Family Trust

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Janice F. Simmons, as Trustee, for the Fisher Family Trust

the bargainor _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 21st day of July, 2000.

Commission expires 5/27/2001

Notary Public

JENNIFER DUNN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN My Commission Expires May 27, 2001

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

page 307; Plan of record in Plat Book 6900, page 526; all in the Register's Office for Davidson County, TN.