Davidson County DEEDWARR
Recvd: 02/07/01 11:02 2pgs
Fees:11.00 Taxes:382.95

20010207-0012045

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 193,500.00

Richard R. McDonald
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30th DAY OF November, 2000

Notary Public

MY COMMISSION EXPIRES: My Commission Expires MAY 28, 2003
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
GREGORY S. PERRONE, ATTORNEY AT LAW
109 Westpark Drive, Suite 330. Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Richard R. McDonald (NAME)	National Bank of Commerce (NAME)	MAP 149-05
122 Pepper Ridge Circle (ADDRESS)	115 29th Avenue South (ADDRESS)	GROUP A
Antioch, Tennessee 37013 (CITY) (STATE) (ZIP)	Nashville, TN 37212 (CITY) (STATE) (ZIP)	PARCEL 122-CO

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, Todd M. Hull

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

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. 122 on the Plan of Pepper Ridge Condominiums, Phase IV, of record in Plat Book 7900, page 257, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Todd M. Hull, individually, by deed from Rodney M. Green and wife, June Green, of record in Book 11547, Page 242, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following: Taxes for the year 2000 which have been prorated, and payment thereof, by acceptance of this conveyance, is expressly assumed by Grantees; all matters appearing on the Plan of record in Plat Book 7900, page 257; By-Laws of record in Book 7466, Page 307; amended in Book 11634, Page 91; Master Deed of record in Book 7466, Page 248;amended in Book 8672, Page 17; Annexation of Phase IV of record in Book 8297, Page 251; Charter of record in Book 7497, Page 462; Book 7277, Page 478; Book 7386, Page 160; all of record in the Register's Office for Davidson County, Tennessee.

unimproved ( )
This is improved (X) property, known as 122 Pepper Ridge Circle, Antioch, Tennessee 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 30th day of November, 2000

Todd M. Hull
Todd M. Hull
BY: JEAN P. HULL,
HIS ATTORNEY-IN-FACT Jean P. Hull His Attorney-In-Fact

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared **JEAN P. HULL,** with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who upon her oath acknowledged to be the Attorney-in-Fact for **TODD M. HULL** the within named bargainor(s), and that she as such Attorney-in-Fact, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of **TODD M. HULL**the within named bargainor(s) by the said **JEAN P. HULL** as such Attorney-in-Fact. **Power of Attorney of record in Book 11547, Page 245, Register's Office for Davidson County, TN.**

Witness my hand and official seal at office in Jamestown, Tennessee on this the 28th day of NOVEMBER, 2000.

Doris K. Lewis
NOTARY PUBLIC

My Commission Expires: 7-24-01

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **JEAN P. HULL,** 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 office in Jamestown, Tennessee on this the 28th day of November, 2000.

Doris K. Lewis
NOTARY PUBLIC

My Commission Expires: 7-24-01

WARRANTY DEED

FROM

TODD M. HULL

TO

RICHARD R. McDONALD

RETURN TO:

GREGORY S. PERRONE, P.C.
109 Westpark Drive, Suite 330
Brentwood, Tennessee 37027