File #200350613

BOX 50-B

~~PREPARED~~ BY: RETURN TO:
BANKERS TITLE & ESCROW CORP.
3310 WEST END AVE.
NASHVILLE, TN 37203

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $79,900.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17th day of July, 2003.

JAMES A. WARCHTER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

MY COMMISSION EXPIRES: 4-27-07

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
David W. Kious, Attorney, 4733 Andrew Jackson Pkwy., Suite 1-C, Hermitage, TN 37076

WARRANTY DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James J. Beihoffer and wife, Lauren A. Beihoffer	SUN TRUST	Map: 142-6-A-230.00 CO
(NAME) 810 Bellevue Rd. Unit 230	(NAME) P.O Box 79041	Parcel:
(ADDRESS) Nashville TN 37221	(ADDRESS) Baltimore, MD 21279	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

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, STACY C. BLEDSOE, UNMARRIED, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto JAMES J. BEIHOFFER AND WIFE, LAUREN A. BEIHOFFER, 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 all of Unit No. 230, Building 36 and Garage No. 2, on the Plan of " Peppertree," Creekside Meadows Condominiums, as shown by plat appearing of record in Plat Book 4675, Page 128, 129, 130, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Stacy C. Bledsoe, unmarried by Warranty Deed of record in Book 9394, Page 886, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
By-Laws of record in Book 4834, Page 257 and 297, amended in Book 6237, Page 644 and Book 6535, Page 724; Master Deed of record in Book 4834, Page 257, Book 4984, Page 174, Book 5045, Page 800, Book 5086, Page 80, Book 5259, Page 5, Book 6237, Page 644, Book 6535, Page 773 and 774 and Book 7610, Page 973; Charter for Creekside Meadows Homeowner's Association of record in Book 4836, Page 610; and, any and all matters shown on plat of record in Book 4675, Page 128; all in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved (X) property, known as 810 Bellevue Rd. Unit 230, 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 Grantors covenant with the said GRANTEES that they 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 except for the current year property taxes which are being prorated between the parties and Grantees agreeing to pay said tax when due; and Grantors further covenant and bind themselves, their heirs and assigns, 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.

Davidson County DEEDWARR
Recvd: 07/18/03 14:09 2pgs
Fees:13.00 Taxes:295.63

20030718-0101300

Witness our hands this 16 ~~17~~th day of July, 2003.

Stacy C. Bledsoe

Stacy C. Bledsoe, unmarried

STATE OF Tennessee

COUNTY OF Davidson

Before me, the undersigned Notary Public, personally appeared Stacy C. Bledsoe, unmarried who is/are known to me or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this 16 ~~17~~th day of July, 2003.

Notary Public

My Commission Expires: 7-23-05

(SEAL)

Mail After Recording To:

Southern Title Services, LLC
4733 Andrew Jackson Pkwy., Suite 1-C
Hermitage, TN 37076