FORM NO. WD-1

Davidson County DEEDWARR
Recvd: 03/29/07 10:00 2 pg
Fees:13.00 Taxes:388.50

20070329-0037455

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 105,000.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF March, 2007

Notary Public

MY COMMISSION EXPIRES 9-19-09

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
TOM EDMONDSON, 800 Broadway, 3rd Floor, Nashville, TN 37203
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Charles D Williamson (NAME)	SAME (NAME)	149-5A -115
7108 WHITES CREEK PIKE (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
JOELTON TN 37080 (CITY) (STATE) (P. O. 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, ~~WE~~ I, Jeff W. Simmons, an unmarried person

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Charles D. Williamson, an unmarried person

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. 115 on of Pepper Ridge Condominiums, Phase I, a horizontal property regime, as of record in Plat Book 6900, Page 526, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate legal description.

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 Condominiums, 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 Jeff W. Simmons, a single person, by deed from H M Properties, Inc., a Tennessee corporation, of record in Book 8953, Page 515, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record

This is improved ( ) unimproved (XX) property, known as 115 Pepper Ridge Circle (House Number) (Street) (P. O. Address) Antioch (City or Town) 37013 (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 26th hand this 26th day of March, XX 2007

Jeff W Simmons

JEFF W. SIMMONS

STATE OF TENNESSEE
Davidson County

Personally appeared before me, Cynthia F. Medlin, a Notary Public in and for said County and State, the within named Jeff W. Simmons, an unmarried person

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 26th day of March, 2007

Commission expires 9-19-09

Cynthia F. Medlin
Notary Public

CYNTHIA F. MEDLIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires SEPT. 19, 2009

STATE OF TENNESSEE
Davidson County

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 (his oath / their several oaths) acknowledged (himself / themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he / they) as such _____ and _____, being authorized so to do, executed 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 _____, 19__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
Jeff W Simmons, an unmarried person

TO
Charles D. Williamson, an unmarried person

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.