# WARRANTY DEED

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| ADDRESS NEW OWNER (S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBERS |
|---|---|---|
| Frances J. Danner (NAME:) | ~~Same~~ Same (NAME:) | Map 116-8-C |
| 63 Revere Park (STREET ADDRESS OR ROUTE NUMBER) | 63 Revere Park (STREET ADDRESS) | Par. 63 |
| Nashville, Tennessee (CITY) (P. O. ZONE) (STATE) | Same (CITY) (ZONE) (STATE) | |

*For and in Consideration of the sum of* TEN AND NO/100 ($10.00)---------- *DOLLARS*

cash in hand paid and other good and valuable considerations, the receipt of which is hereby acknowledged,

I, GARY W. FOX doing business as GARY W. FOX CONSTRUCTION COMPANY, *have bargained and sold, and by these presents do transfer and convey unto the said* FRANCES J. DANNER, a single person, her *heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:*

Being a certain building site identified as No. 63, as shown on the Revised Plan of Sugartree, Phase 2, as of record in Book 4860, pages 79 and 80, as amended by instruments of record in Book 5005, page 144; Book 5010, page 117, and Book 5015, page 550, Register's Office for said County.

Being the same property conveyed to Gary W. Fox doing business as Gary W. Fox Construction Company, by deed from Fox Builders, Inc., of record in Book 5031, page 624, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all of the easements, obligations and restrictions of record as part of the Revised Plan of Sugartree, Phase 2.

Elizabeth B. Fox, wife of the said Gary W. Fox, joins in this conveyance for the purpose of releasing and conveying any interest which she might have in said property by reason of the marital status.

This instrument prepared by:
SCHULMAN, PRIDE & LE ROY
P. O. BOX 2707
NASHVILLE, TENN. 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ ~~100,000.00~~ $ 112,000.00

Affiant

Subscribed and sworn to before me this the 3rd day of March, 19 71

Notary Public

My commission expires April 30, 1978

(Affix Seal)

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unimproved ( )
This is improved (X) property, known as Lot 63, Sugartree, Phase 2,
(House Number) (Street) P. O. Address: (City or Town)

*To Have and to Hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said* FRANCES J. DANNER, her *heirs and assigns, forever.*

*And* I *do covenant with the said* Frances J. Danner *that* I am *lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered,* except by 1977 taxes and all easements, obligations and restrictions of record, subject to which this conveyance is executed.

*And* I, Gary W. Fox doing business as Gary W. Fox Construction Company, *do further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to the said land to the said* Frances J. Danner, her *heirs and assigns against the lawful claims of all persons whomsoever.*

*Witness* our *hand* s *this* 2nd *day of* March, *19* 77, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

GARY W. FOX CONSTRUCTION COMPANY

By: Gary W. Fox, Owner

Elizabeth B. Fox
Elizabeth B. Fox

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Mrs. John L. Dean, Jr., a Notary Public in and for said County and State, the within named Gary W. Fox doing business as Gary W. Fox Construction Company, and wife, Elizabeth B. Fox,

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of March, 19 77.

Mrs. John L. Dean, Jr. Notary Public.

Commission Expires April 30, 1978.

JOHN L. DEAN, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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STATE OF
COUNTY OF

Personally appeared before me, ....., a Notary Public in and for said County and State, the within named .....

the bargainor....., with whom I am personally acquainted, and who acknowledged that..... executed the within instrument for the purposes therein contained.

Witness my hand and official seal at....., this..... day of....., 19.....

....., Notary Public.

Commission Expires.....

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STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, ....., a Notary Public of the State and County aforesaid, personally appeared....., with whom I am personally acquainted, and who, upon oath, acknowledged.....self to be..... .....of the ....., the within named bargainor, a corporation, and that .....he as such....., being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by.....self as.....

Witness my hand and seal, at office in....., this.....day of....., 19.....

.....
Notary Public

Commission Expires.....

# WARRANTY DEED

FROM

Gary W. Fox doing business as
Gary W. Fox Construction Company

TO

Frances J. Danner

D 9720 4

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APR 6 9 42 AM '77

FELIX P. DAVIDSON REGISTER
DAVIDSON COUNTY, TENN.

IDENTIF. REFERENCE

APR-6 77
APR-67 CONV 90,000.00
APR-67 CONV 22,000.00
APR-67 STAX B* 291.20
APR-67 PRFEE B* .50
APR-67 RDEED B* 8.00
APR-67 * 299.70

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Chicago Title Insurance Company
S. W. Corner Third & Union
Phone 256-2656
NASHVILLE, TENNESSEE 37201