H 0 9 5 3 7

IDENTIF. REFERENCE

SEP 22 10 20 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

FORM NO. WD-1

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

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

$ 57,900.00 + George S. Korda
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH DAY OF SEPTEMBER, 19 82.

Notary Public

MY COMMISSION EXPIRES: 11-17-84

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
WILKINS & ADAMS, ATTORNEYS
2210 Crestmoor Road - Nashville, Tennessee 37215

BOOK 5940 PAGE 201

ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
George S. Korda (NAME)	Leader Federal Savings & Loan Association (NAME)	
828 Beech Bend Drive (STREET ADDRESS OR ROUTE NUMBER)	158 Madison Avenue (STREET ADDRESS)	142-14-170
Nashville, TN. 37221 (CITY) (STATE) (P. O ZIP)	Memphis, Tenn. 38103 (CITY) (STATE) (ZIP)	9D-61468

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, Fox Ridge Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO George S. Korda et ux Marcia R. Korda

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 Lot No. 687 on the plan of Section Three, Harpeth Woods, of record in Book 5200, page 270, Register's Office for said County.

SAID Lot No. 687 fronts 80.0 feet on the westerly margin of Beech Bend Drive and extends back 264.4 feet on the northerly line and 257.9 feet on the southerly line to a broken line in the rear, measuring 84.7 feet thereon.

BEING part of the same property conveyed to Fox Ridge Homes, Inc. by Quitclaim Deed from C & S Builders, Inc. of record in Book 5867, page 198, Register's Office for Davidson County, Tennessee.

THE property herein conveyed is subject to restrictive covenants of record in Book 5867, page 193, and Book 5882, page 261, both in said Register's Office, and to the matters set forth in the above referenced plan of record.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any and easements and rights of way for public utilities, including but not limited to the matters set forth herein.

This is unimproved ( ) improved (XX) property, known as 828 Beech Bend Drive (House Number) (Street) Nashville, TN. 37221 (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 our hand s this 17TH day of SEPTEMBER, 1982

FOX RIDGE HOMES, INC.

BY: W. B. Hughes, Vice-President

ATTEST: Alphonse H. Davis, Vice Pres.

STATE OF TENNESSEE
Davidson County

BOOK 5940 PAGE 202

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 _____, Tennessee, this _____ day of _____ 19___.

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared W. B. Hughes and Alphonse H. Davis with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Vice President and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainor, a corporation, and that (he) (they) as such Vice President and Vice President, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said W. B. Hughes as such Vice President, and attesting the same by the said Alphonse H. Davis as such Vice President

Witness my hand and official seal at office at Nashville on this the 17TH day of SEPTEMBER, 1982

My commission expires OCT. 18, 1984

Notary Public

WILKINS & ADAMS LAW LIBRARY PUBLIC ATTY

WARRANTY DEED

FROM
Fox Ridge Homes, Inc.

TO
George S. Korda

Return to:

WILKINS & ADAMS
ATTORNEYS AT LAW
2210 CRESTMOOR ROAD
NASHVILLE, TENNESSEE 37215

OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR BOOK 5940 PAGE 203

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID
			57900.00- CO	
			150.54 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK	157.04-
			D152A09/22/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 0 9 5 3 7.

IDENTIF. REFERENCE

SEP 22 10 20 AM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 900981