OFFICIAL RECEIPT

BOOK 5971 PAGE 716

Form No. WD-1

2301 12/01 12:42- CHECK

H 19669 RUSH

IDENTIF. REFERENCE

DEC 1 1 20 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

44,250.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF NOVEMBER, 82.

Notary Public

My Commission Expires Jan. 27, 1984

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON – 295 PLUS PARK BOULEVARD, SUITE J – NASHVILLE, TN 37217

NAME / ADDRESS		
ADDRESS NEW OWNER(S) AS FOLLOWS: Randall J. Ensminger	SEND TAX BILLS TO: The Kissell Company	MAP-PARCEL NUMBERS MAP 42-7-A
808 Heritage Circle (NAME)	30 Warder Street (NAME)	PARCEL 63
Madison, Tennessee 37115 (STREET ADDRESS OR ROUTE NUMBER)	Springfield, Ohio 45501 (STREET ADDRESS)	11D-92956
(CITY) (STATE) (P.O.ZIP)	(CITY) (STATE) (ZIP)	

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, Fox Ridge Homes, Inc.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Randall J. Ensminger and wife Sharon E. Ensminger

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OR LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT.

BEING Lot No. 225, on the plan of Revised Phase Two, Heritage Square, as of record on Plat Book 5200, Page 378, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being part of the same property conveyed to Fox Ridge Homes, Inc. by deed of record in Book 5945, Page 277, Said Register's Office.

This conveyance is subject to Restrictive Covenants of record in Book 5752, Page 884, said Register's Office.

This conveyance is subject to any and all zoning regulations, building restrictions, and set-back lines, if any, and easements and rights-of way for public utilities.

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

808 Heritage Circle Madison, Tennessee 37115

This is improved (X) unimproved ( ) property, known as (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 heir 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 24TH day of NOVEMBER, 19 82

Fox Ridge Homes, Inc. by:

David V. Yoffee,
Executive Vice President

Alphonse H. Davis,
Vice President

OFFICIAL RECEIPT

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STATE OF TENNESSEE
Davidson County

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 David V. Yoffee and Alphonse H. Davis ~~his oath~~ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the Executive Vice Presidnet and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainer, and corporation, and that ~~he~~ (they) as such Executive Vice President and Vice President, being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said David V. Yoffee as such ~~Vice President~~ Ex. Vice President, and attesting the same by the said Alphonse H, Davis as such _____

Witness my hand and official seal at office at Nashville on this the 24th day of November 19 82.

My commission expires 1-22-84

_____
Notary Public

WARRANTY DEED

FROM
Fox Ridge Homes, Inc.

TO
Randall J. Ensminger and wife,
Sharon E. Ensminger

EDWARD SEDDON
ATTORNEY-AT-LAW
295 Plus Park Blvd., Suite J
Nashville, Tennessee 37217

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

RECEIVED OF ~~BOOK 5971 PAGE 718~~

FOR

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
			44250.00-	CO
			114.92	CO TX
			.50	PRFEE
			6.00	WDEED
			CHECK	121.42-
			2900A12/01/82 BAL	.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 19669

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IDENTIF. REFERENCE

DEC 1 1 20 PM '82

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 913265