File Box 3

FORM No. WD-1

2951 .07/19 131.56- [redacted]

BOOK 6097 PAGE 565

STATE OF TENNESSEE
COUNTY OF Davidson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 48,100.00

Sara F. Cannon
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 30TH DAY OF JUNE, 19 83.

Notary Public

MY COMMISSION EXPIRES: 12 2nd 85

(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:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Ronda E. Cannon	Third National Mortgage Company	MAP 42-7A
(NAME)	(NAME)	
841 Heritage Circle	P.O. Box 2628	PARCEL 48
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Madison, TN 37115	Nashville, Tennessee 37219	11D92920CD
(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 Ronda E. Cannon and Sara F. Cannon as tenants in common

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.

BEING Lot No. 212 on the Plan of Phase Two, Heritage Square, of record in Book 5200, Page 378, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a full and complete legal description.

BEING a portion of the same property conveyed to Fox Ridge Homes, Inc. by deed from James M. Fischer, Jr. and wife, Mary V. Fischer of record in Book 5963, Page 659 and corrected in Book 6005, Page 792, Register's Office said County.

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

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

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

FELIX Z. WILLIAMS REGISTER DAVIDSON COUNTY, TN
Jul 19 | 08 PM '83
IDENTIF. REFERENCE
H6 1-29 7

unimproved ( ) This is improved (XX) property, known as 841 Heritage Circle (House Number) (Street) Madison, TN 37115 (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 covey 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 my hand this 30TH day of JUNE, 19 83

Fox Ridge Homes, Inc.

BY: W. B. Hughes, Vice President

BY: Alphonse H. Davis, Vice President

STATE OF TENNESSEE
COUNTY OF

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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
COUNTY OF Davidson

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 ~~XXXXX~~ ~~XXXXXXXX~~ upon (their several oaths) acknowledged (themselves) to be the Vice President and Vice President respectively of the Fox Ridge Homes, Inc. the within named bargainer, and corporation, and that ~~XXX~~ (they) as such 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 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 10TH day of JUNE 19 83

My commission expires 1-22-84

Notary Public

TERRY PATRICK NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

WARRANTY DEED

FROM
Fox Ridge Homes, Inc.

TO
Ronda E. Cannon

RETURN TO:
SOUTHERN ESCROW COMPANY
295 Plus Park Boulevard
Suite J
Nashville, Tennessee 37217

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_____

FOR_____

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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
			48100.00- CO	
			125.06 CO TX	
			.50 PRFEE	
			6.00 WDEED	
			CHECK 131.56-	
2951	A	07/19/83	BAL .00	

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

H 6 1 2 9 7

IDENTIF. REFERENCE

JUL 19 1 07 PM '83

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

No. 964654